

HWH Niagara Properties, Inc.
233 Market Street
Lockport, NY 14094

United States Environmental Protection Agency
Region 2
290 Broadway, 17th Floor
New York, New York 10007-1866

Response to request for information Pursuant to the Comprehensive Environmental
Response, Compensation and Liability Act, 42 U.S.C. 9604 (e) concerning Eighteen Mile
Creek Site in Niagara County, New York

1.
 - a. HWH Niagara Properties, Inc
 - b. State of Incorporation New York, August 1,1994
 - c. President
Roger A. Hood
6975 Hidden Oak Drive
Lockport, NY 14094
 - d. Commercial Property Management
 - e. N/A
 - f. N/A
2.
 - a. 233 Market St. Lockport, NY 14094
 - b. Investment Property
 - c. Lease property to Niagara Precision, Inc. / General Machine Shop
 - d. Exhibit 1 (Survey, Building Layout Drawing, Lease Between NPI & HWH)
 - e. None available
 - f. Exhibit 2 (Environmental Phase I & II, NYS DEC)

489246



- 3. a. None
- b. None
- c. None

4. None

5. None

6. Roger Hood / President

7. None

8. None

9. No

10. N/A

11. HWH Niagara Properties purchase the building in 1994 from Helen Mcleod,
Highway 2 – East Brantford, Ontario, Canada J3J 5I4
The building was built in or around 1973 by Dussault Foundry Corp – James
Maxwell - 2 Washburn St. - Lockport, NY 14094

Refer to Exhibit 3 for addition information on the history of the property

12. None

13. Exhibit 3 (Quick Loan Environmental Review)

14. Diane Grosslinger / Office Manager Niagara Precision, Inc./ 233 Market St.
Lockport, NY 14094

15. None

CERTIFICATION OF ANSWERS TO REQUEST FOR INFORMATION

State of NEW YORK

County of NIAGARA

I certify under of law that I have personally examined and am familiar with the information and all documents submitted in response to EPA's Request for Information, and based on my personal inquiry or my inquiry of those individuals immediately responsible for obtaining the information I believe that the submitted information is true, accurate, and complete, and that all documents submitted herewith are complete and authentic unless otherwise indicated. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment. I am also aware that I am under a continuing obligation to supplement my response to EPA's Request for Information if any additional information relevant to the matters addressed in EPA's Request for Information or the company response thereto should become known or available to the company.

HWT NIAGARA PROPERTIES, INC

ROGER A HOOD
NAME (print or type)

PRESIDENT
TITLE (print or type)

[Signature]
SIGNATURE

Sworn to before me this day of ^{18th} October, 2012

Notary Public

Joy E. Aitchison

JOY E. AITCHISON
Notary Public, State of New York
Qualified in Niagara County
My Commission Expires 08-23-2014

Exhibit 1

Lease of Property Agreement

This lease of 241 Market St. Lockport, NY, made **November 17, 2010**, by and between **HWH Niagara Properties, Inc.**, whose address is 233 Market St. Lockport, NY, hereinafter called Lessor, and **Niagara Precision, Inc.**, whose address is 233 Market St. Lockport, NY, hereinafter called Lessee,

Witnesseth:

1. That Lessor hereby leases to Lessee, and Lessee leases from Lessor, subject to the terms and conditions herein set forth, the following (hereinafter sometimes referred to as the "Property"):

Property and 11,800 square foot building

Together with all equipment and accessories attached thereto or used in connection therewith all of which are included in the term Property as used herein. Lessee hereby acknowledges delivery and acceptance of the aforesaid Property upon the terms and conditions of this lease.

2. Lessor hereby leases to Lessee said Property for the purpose of manufacturing.

3. The term of this lease is **five years**, beginning this day and ending **November 16, 2015**.

4. In consideration of said lease, Lessee covenants and agrees as follows:

(a) To pay to Lessor for the possession and use of said Property for the purpose aforesaid, **one thousand six hundred dollars (\$1600.00)**, payable on the 16th day of the month.

(b) To safely keep and carefully use the Property and not sell or attempt to sell, remove or attempt to remove, the same or any part thereof, except reasonably for the purpose aforesaid.

(c) Lessee shall, during the term of this lease and until return and delivery of the Property to Lessor, abide by and conform to, and cause others to abide by and conform to, all laws and governmental orders, rules and regulations, including any future amendments thereto, controlling or in any manner affecting operation, use or occupancy of said Property.

(d) Lessee shall pay all taxes, assessments and charges on said Property or its use during the time he is in possession of the same, imposed by federal, state, municipal or other public, or other authority; save Lessor free and harmless therefrom; and to these ends reimburse Lessor on a pro rata basis for such taxes or charges paid by Lessor hereto or hereafter.

(e) Lessee accepts the Property in its present condition, and during the term of this lease and until return and delivery of the Property Lessor the Lessee shall maintain it in its present condition, reasonable wear and tear occurring despite standards of good maintenance of Property excepted, and shall repair at his own expense any damages to said Property caused by operation or use by lessee or by others during the term of this lease and until delivery of the Property to Lessor.

(f) Neither Lessee nor others shall have the right to incur any mechanic's or other lien in connection with the repair, maintenance or storage of said Property, and Lessee agrees that neither he nor others will attempt to convey or mortgage or create any lien of any kind or character against the same or do anything or take action that might mature into such a lien.

(g) Lessee shall be responsible and liable to Lessor for, and indemnify Lessor against, any and all damage to the Property, which occurs in any manner from any cause or causes during the term of this lease or until return and delivery of the Property to Lessor. Lessee shall be responsible and liable for, indemnify Lessor against, hold Lessor free and harmless from any claim or claims of any kind whatsoever for or from, and promptly pay any judgment for, any and all liability for personal injuries, death or property damages, or any of them, which arise or in any manner are occasioned by the acts or negligence of Lessee or others in the custody, operation or use of, or with respect to, said Property, during the term of this lease or until return and delivery of the Property to Lessor.

(h) Lessee will keep insured from and including this day until return and delivery of the Property to Lessor, in such company or companies as Lessor shall approve, according to applicable standard forms of policy, and for the benefit of Lessor, (1) against loss or damage from any cause or causes to the Property for the full value thereof in the amount of one million dollars, and (2) against liability for personal injuries, death, or property damages, or any of them, arising or in any manner occasioned by the acts or negligence of Lessee or others in the custody, operation or use of, or with respect to said Property, in the amount of one million dollars relative to personal injuries and/or death and one million dollars relative to property damages.

(i) Lessee shall return and deliver, at the expiration of the term herein granted, the whole of said Property to the Lessor in as good condition as the same is, reasonable wear and tear excepted.

(j) It is mutually agreed that in case Lessee shall violate any of the aforesaid covenants, terms and conditions Lessor may at his option without notice terminate this lease and take possession of said Property wherever found.

LESSOR: HWH Niagara Properties, Inc.

[Signature] *precisant*

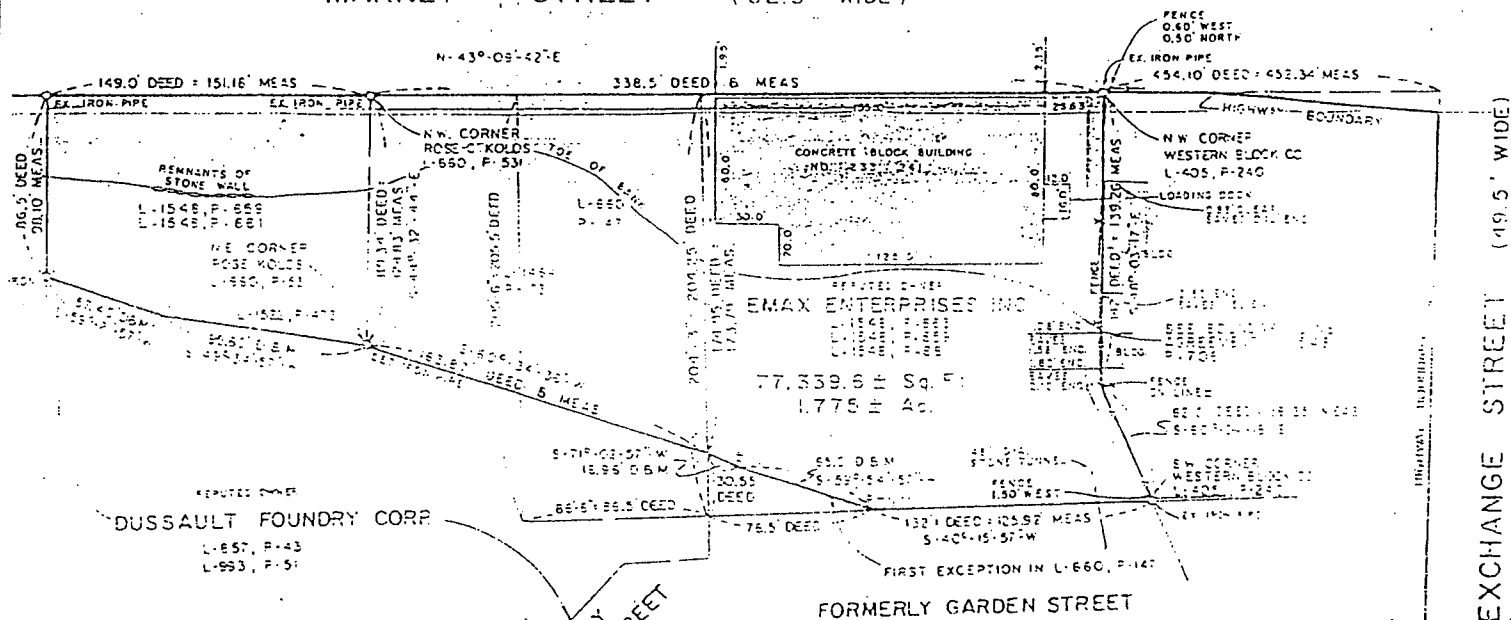
Date: 11/17/2010

LESSEE: Niagara Precision, Inc

[Signature] *precisant*

Date: 11/17/2010

MARKET STREET (82.5' WIDE)



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ALL RIGHTS RESERVED

DOUGLAS A. MCINTOSH - JOHN E. MCINTOSH, JR.

LOCKPORT, NEW YORK ALBION, NEW YORK FORT MORRIS, NEW YORK BATAVIA, NEW YORK
PHONE 43-2535 PHONE 589-9184 PHONE 656-3321 PHONE 354-3654

BUILDING EGGATION OF PART OF LOT 10 SEC 4 TWP 3 N. HOLLAND PURCHASE

LOCATION: CH-20 LOCKPORT, NIAGARA COUNTY, NEW YORK

RESUBMITTED BY MCINTOSH & MCINTOSH, PC JANUARY 27, 1990
 ADDED BOUNDARY LINE AGREEMENT SEPTEMBER 21, 1987
 CONVEYED BY MCINTOSH & MCINTOSH, PC SEPTEMBER 16, 1987

Doc No 3157 DATE AUGUST 27 1973



Exhibit 2

HAZARD EVALUATIONS

HAZARD EVALUATIONS, INC. • 3836 N. BUFFALO ROAD • ORCHARD PARK, NEW YORK 14127
716-667-3130 • FAX 716-667-3156

August 16, 1994

Steven E. Palka
Economic Development Coordinator
Niagara County Development Corporation
2055 Niagara Falls Boulevard, Suite One
Niagara Falls, New York 13404

Re: Commercial Property, 233-241 Market Street, Lockport, New York

Dear Mr. Palka:

At the request of Terry C. Burton, Esq., this letter has been prepared by Hazard Evaluations, Inc. (HEI) to address the status of the analytical results from the limited soil sampling program (former aboveground storage tank location) conducted at the subject property, as recommended in a Phase I report prepared by HEI, dated July 12, 1994. HEI installed two sampling holes (one along each exposed side of the former tank location) to an approximate depth of two feet. Discrete grab soil samples were then obtained over the entire depth of each sampling hole, and these two samples were composited for laboratory analysis. The screening parameter Total Petroleum Hydrocarbons (TPH) was selected to provide information concerning the presence of petroleum derivatives in the surrounding soil profile. The analytical results (copy attached) indicated that no petroleum derivatives were detected in this sample. In this context, evidence has been made available which indicates that the soil remediation activities previously conducted at the subject property were adequate, and that the need for further remediation is not evident.

This information should adequately address your concerns regarding the status of the former storage tank location. If you have any additional questions or concerns, please contact me directly.

Very truly yours,
HAZARD EVALUATIONS, INC.

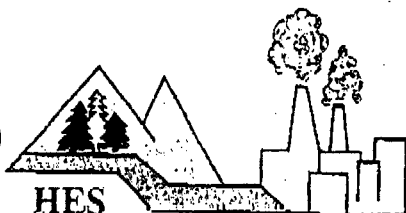


C. Mark Hanna, REP, CHMM
President

Attachment

cc: T. Burton, Esq.
R. Hood (NPI)

misc16/npi-fini.wps



HUDSON ENVIRONMENTAL SERVICES, INC.

248 Queensbury Ave., P.O. Box 4601
Queensbury, New York 12804
518/792 3863

CLIENT: Hazard Evaluations, Inc.

SAMPLE DESCRIPTION: NP-1

LOCATION: Niagara Precision

H.E.S. #: 940805I02

DATE SAMPLED: 08/04/94

DATE SAMPLE RECD: 08/05/94

MATRIX: Soil

TYPE SAMPLE: Composite

SAMPLER: Client

<u>PARAMETER</u>	<u>METHOD</u>	<u>RESULT</u>	<u>UNITS</u>	<u>TEST DATE</u>
Total Petroleum Hydrocarbons	EPA 418.1	<0.5	mg/kg	08/11/94

Approval By: *W.R. Mykelt*

Date:

8/15/94

All samples were analyzed within EPA prescribed holding times.

N.Y.S.D.O.H. Lab ID# 11140

PRELIMINARY ENVIRONMENTAL ASSESSMENT

PHASE I REPORT

Commercial Property
233-241 Marker Street
Lockport, New York

Prepared For
Niagara Precision, Inc.
270 State Road
Lockport, New York 14094

Prepared By:
Hazard Evaluations, Inc.
3836 North Buffalo Road
Orchard Park, New York 14127
(716) 667-3130

July 12, 1994

07/17/2004 10:01 1000000000 TO BORTON PAGE 14

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1.0 INTRODUCTION

1.1 Background

Hazard Evaluations, Inc. (HEI) was retained by Niagara Precision, Inc. (NPI) to perform a preliminary (Phase I) environmental assessment of the commercial property located at 233-241 Market Street, City of Lockport, Niagara County, New York. The assessment was performed in accordance with a written Scope of Services agreed upon by NPI. This Phase I report addresses both the results of the preliminary assessment and any need for additional investigation at the subject property.

1.2 Purpose

The purpose of this Phase I assessment was to define any readily identifiable existing or potential environmental liabilities associated with the subject property. To accomplish this purpose HEI completed the following activities:

- o Inspected the subject property to observe the present use and condition of this property.
- o Reviewed records from various state and local agencies concerning identified local hazardous waste sites, subject property records, and other available applicable information;
- o Examined aerial photographs of the subject property.
- o Evaluated all information collected as part of these activities, and
- o Summarized the information in this Phase I report.

The opinions rendered in this report are based solely upon the actual defined Scope of Services. Limitations to this assessment are presented in Exhibit A.

2.0 SITE INVESTIGATION

Site Inspection

A limited visual (non-intrusive) inspection of the subject property was completed on July 11, 1994 by Hazard Evaluations, Inc. personnel. This inspection involved both an interior walk-through of the building and an observation of the exterior of the property. Observations of significance to this assessment which were made at this property are described as follows:

General Information

- o The subject property, located at 233-241 Market Street, City of Lockport, Niagara County, New York (Figure 1), consists of approximately 1.7 acres represented on the City of Lockport Tax Map as Lot 109.10-2-11. Prior to the construction of the existing structure during 1973, the subject property contained a block manufacturing facility in the 1800s which burned down and was later rebuilt as a warehouse. This previous structure was demolished just prior to the construction of the existing warehouse as part of an urban renewal project. The existing warehouse is currently vacant, but was last used for the storage of foundry molds and other equipment by Dussault Foundry, Inc. of Lockport. The developed portion of the subject property includes a 1.5 story warehouse and stone parking area located to the south of the structure. The subject property is currently bordered to the north and west across Market Street by commercial facilities, and to the south and east by Dussault Foundry, Inc. This area of Lockport was heavily industrialized in the late 1800s and early 1900s.
- o The existing structure is a one story block building constructed with a slab-on-grade concrete floor and tar and stone roof installed over steel decking. No basement or crawl spaces were observed in this structure. A concrete pad loading dock is located on the northern side of the structure. The west side of the building along Market Street has a brick and painted etched block facade, while the remainder of the warehouse consists of painted block. The building has both standard and overhead doorways on the south and north sides.
- o Heat is provided by two ceiling mounted, forced air, natural gas-fired space heaters. Hot water is provided by a natural gas-fired hot water tank located in the restroom. No insulating materials were observed on either the hot water tank or pipes. The only insulating material observed in this building consists of sprayed insulation on the metal deck ceiling. This insulation was previously investigated and reportedly consists of cellulose-based material which does not contain asbestos or other hazardous materials. The main electric service panel is mounted on the southwest wall of the warehouse. No evidence of PCB-containing equipment was observed in this building, with the possible exception of the fluorescent lighting ballasts. It should be noted that fluorescent light bulbs may present a mercury dust hazard for disposal purposes. An electric pole which appeared to be located across the western property boundary contains three transformers with no PCB labels. Both potable water and sanitary sewerage services are provided by the municipal systems. Three roof drains are located on the eastern side of the building and discharge directly to the lawn.

Interior of the Structure

- o The interior consists almost entirely open space, with the exception of the restroom. The exterior walls consist of exposed block. No interior walls other than the concrete block restroom exist inside the building. No wall coverings are used in the warehouse area. The exposed insulated steel decking is the interior ceiling. The exposed concrete floor was observed to be in good condition and exhibited only minor cracking. Suspended fluorescent lighting fixtures are installed in the warehouse area. There are no windows in the structure. The overhead doors are constructed from wood with small glass windows, while the standard doors are hollow steel mounted on steel frames. All materials of construction were observed to be in good condition. Foundry sand residues which had been identified inside the facility during a previous site assessment were removed during 1990.
- o The block framed restroom exists on the eastern wall of the warehouse and is equipped with a shower stall. The floor consist of exposed slab-on-grade concrete, while the ceiling is constructed from plywood. Paint is used as a wall covering for both the block and plywood ceiling. Lighting for the restroom is provided by a single recessed incandescent light. The standard door is hollow steel mounted on a steel frame.

Exterior of the Property

- o The following significant observations were made outside the structure:
 - A limited amount of mixed foundry sand and topsoil was observed along the eastern side of the building. This small pile represents the remainder of a larger volume of foundry sand fill that was excavated and removed from the subject property prior to the previous property transfer. This material was determined not to be a hazardous waste in a previous investigation, although it still represents an industrial waste. A sample of the sand removed from behind the building indicated that it contained no detectable phenol level, which represents the primary contaminant of concern.
 - A limited amount of foundry sand was also observed in a ditch leading down the slope behind the warehouse from the Dussault Foundry facility. This ditch appears to discharge to the existing pile of sand and topsoil located behind the building as discussed above. Foundry sand piles were also observed along the southern property boundary which borders Dussault Foundry, Inc. These piles of sand were previously investigated and determined not to be hazardous wastes, although the material represents an industrial waste. A previous discussion regarding these spent foundry sand is presented in HEI's Phase II report for this property, dated May 1990.

Various types of debris were also observed throughout the heavily wooded slope behind the building on the subject property, including scrap metal, tires, bottles, pails, cardboard, signs and paper products. In addition, one 55-gallon drum was observed buried in the soil, but the contents of the drum could not be determined. The surrounding area did not exhibit any evidence of contamination.

A former above-ground fuel oil tank located along the southern end of the building was removed during 1990 along with the contaminated soil. The excavation was backfilled with crushed stone, but no verification sampling/analysis was completed.

2.2 Phase I Records Search

Additional research concerning the subject property which was conducted under the state Freedom of Information Law provided the following information:

- o The New York State Department of Environmental Conservation's Region 9 office was contacted regarding information concerning the subject property, including any reported usage, storage or spills/releases of petroleum products or hazardous substances. This agency's Solid Waste, Hazardous Waste, Hazard Substances and Spill Management divisions did not report any files or records concerning the subject property. In addition, no records regarding any type of on-site storage tank were reported by this agency.
- o A review of both the NYSDEC Registered Wetlands maps and the U.S. Department of the Interior National Wetland Inventory maps indicated that the subject property does not contain, exist within, or lie adjacent to any regulated wetlands.
- o The subject property is not listed in the New York State List of Inactive Hazardous Waste Disposal Sites (April 1992) nor the United States Environmental Protection Agency's CERCLIS Report (June 1993). However, several listed sites are located within approximately one mile of the subject property, including: 1) Van DeMark Chemical Company, Mill Street, Lockport; Site # 932039; toxic materials; 2) Norton Labs, 520-21 Mill Street, Lockport; Site # 932029; industrial waste; 3) Flintkote Company, Clinton Street, Lockport; Site # 932072; delisted 1984; and 4) Dussault Foundry, 2 Washburn Street, Lockport; Site # 932012; industrial waste, delisted 1994. All of these sites have been investigated by the NYSDEC.
- o The Niagara County Health Department reported that no files exist for the subject property.

- Information obtained from the Niagara County Planning Development and Environmental Services indicated that the subject property is not located within the 100-year flood plain of any surface water. In addition, NCPDES records indicated that no archeological or historical sites are located in the immediate vicinity of the subject property.

- The City of Lockport Engineering Department reported that no complaints or files exist on the subject property. Sanborn maps provided by this department for the years 1886, 1909 and 1963 indicated that the northern portion of the site formerly contained the Penfield Block Company factory which apparently burned and was replaced by a warehouse and shop used by the Lockport Engineering Works, Inc. Lockport Engineering's factory was located immediately to the north of the subject property. This structure was reportedly demolished by the City of Lockport in 1973 as part of an urban renewal project.

The City of Lockport Fire Prevention Office reported that the factory never issued a permit to store flammable materials. The structure has not been inspected by this Office for compliance with applicable codes.

The City of Lockport Building Inspector reported that no complaints exist on the subject property. Upon review of the file, it was determined that the present warehouse was constructed on July 19, 1973 and two structures (the warehouse and a residence) were demolished the same year.

- No significant information was obtained from a review of available aerial photographs of the general site vicinity concerning the past use of the subject property for any purpose other than the existing commercial building. The aerial photographs revealed no evidence concerning historical on-site waste disposal activities.

- A review of the Abstract of Title for the subject property provided information concerning potential former owners of the entire subject property, or portions thereof, which may have been involved with various manufacturing activities: Lockport Manufacturing Company (1834-unknown); Lockport Hydraulic Company (1856-1907); Manufacturers Building Company (1859-1874); Hydraulic Race Company (1907-1942); Lockport Engineering Works, Inc. (1935-1964); Diversified Manufacturing, Inc. (1967-1967). Due to both the numerous transfers of portions of the larger parcel which formerly incorporated the subject parcel and the lack of information concerning these former commercial/industrial owners of the subject parcel, a reliable determination as to whether or not the historical operations on the subject property involved the use of any hazardous materials or other regulated substances cannot be made. Reportedly no manufacturing operations have occurred on the subject parcel within the last three decades.

3.0 PRELIMINARY ASSESSMENT RESULTS

The following paragraphs summarize the readily apparent potential and existing environmental liabilities associated with the subject property. The assessment performed is based upon the limited data obtained during the site inspection, review of the site history and review of available agency records. Any conclusions presented herein are subject to the limitations presented in Exhibit A. Relevant findings and recommendations for additional investigative activities are presented below:

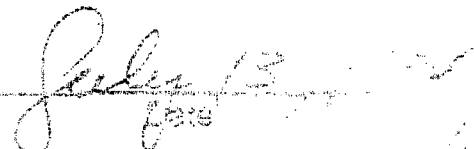
- o As discussed in the previous Phase II report prepared by HEI for this property during 1990, the spent foundry sand which currently exists on-site (as described above in Section 2.0) represents an industrial waste which should have been appropriately managed in the past. The contaminant of concern for this waste consists of total phenols, which are constituents of the binders used in sand mold preparation. Phenols were detected in relatively low concentrations in the foundry sand located on the upslope portion of the subject property, and generally will not cause either environmental or public health concerns at those levels. To that end, further investigation of the spent foundry sand is recommended. To ensure that the environmental liability related to the presence of this industrial waste is minimized, this waste material should be excavated and removed prior to the transfer of the property.
- o Various types of debris scattered on the slope above the warehouse should be collected and properly disposed of to eliminate potential environmental liability. Similarly, the 55-gallon drum observed buried on the slope should be removed and disposed of in accordance with applicable regulations.
- o Any evidence that the subject property is being or has been contaminated by the nearby listed hazardous waste disposal sites should be reported promptly to the NYSDEC so that the contamination can be addressed at its source. With regard to any contaminants which may exist on-site as a result of the past manufacturing activities which may have occurred within the boundaries of the subject property, an extensive subsurface investigation would have to be completed to appropriately characterize this potential environmental liability. It should be noted both that this site was partially excavated as part of the demolition of the former on-site building prior to the construction of the existing warehouse and that the existing warehouse is located on the site of the previous building.

- o To ensure that all contaminants related to the former above-ground fuel oil storage tank have been removed from the subject property, a subsurface soil verification sampling program should be considered.

4.0 CERTIFICATION

I hereby certify that I have examined the information and data obtained during this investigation of the subject property, and being familiar with the results of the preliminary environmental assessment, attest that this Final Report has been prepared in accordance with good environmental practices.


C. Mark Hanna, REP, CHMM
President
HAZARD EVALUATIONS, INC.


Date

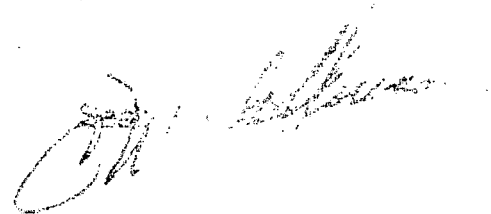

Date

EXHIBIT A

LIMITATIONS

1. Hazard Evaluations, Inc. (HEI) has conducted these investigatory activities with a level of care and skill that is in accordance with generally accepted practices exercised by members of our profession performing similar services under similar conditions. HEI's findings and conclusions must be considered as probabilities based upon our best professional judgment concerning the significance of the limited data and information gathered and reviewed during the course of this assessment.
2. The observations described in this report were made under the conditions stated therein. The findings and conclusions presented in this report were based solely upon the services completed for this assessment and not upon tasks and procedures beyond the scope of the contracted services or the time and budgetary constraints imposed by the client.
3. In preparing this report, HEI has relied upon certain information provided by State, County and Local officials and representatives and other parties referenced therein. HEI has not attempted to independently verify the accuracy or completeness of any information received or reviewed.
4. No additional effort has been expended to verify compliance of past owners or operators of the subject property with any Federal/State/local laws/regulations.
5. Observations were made at the subject property and at the borders of the adjacent properties as indicated in this report. Where access to portions of the subject property or structures was limited, impeded, unsafe or unavailable, HEI renders no opinion as to the presence of regulated substances or the presence of indirect evidence related to regulated substances in that portion of the subject property.
6. Evaluation of the possible impact of activities at neighboring locations of the subject property was beyond the scope of services for this assessment.
7. This report has been prepared for the exclusive use of the client identified in section 1.0 and its designated agents for the specific application to the subject property in accordance with generally accepted engineering and scientific practice. No other warranty, expressed or implied, is made. The environmental concerns noted in this report (if any) are applicable to the current identified proposed usage of this property.

EXHIBIT BLIST OF DOCUMENTS REVIEWED

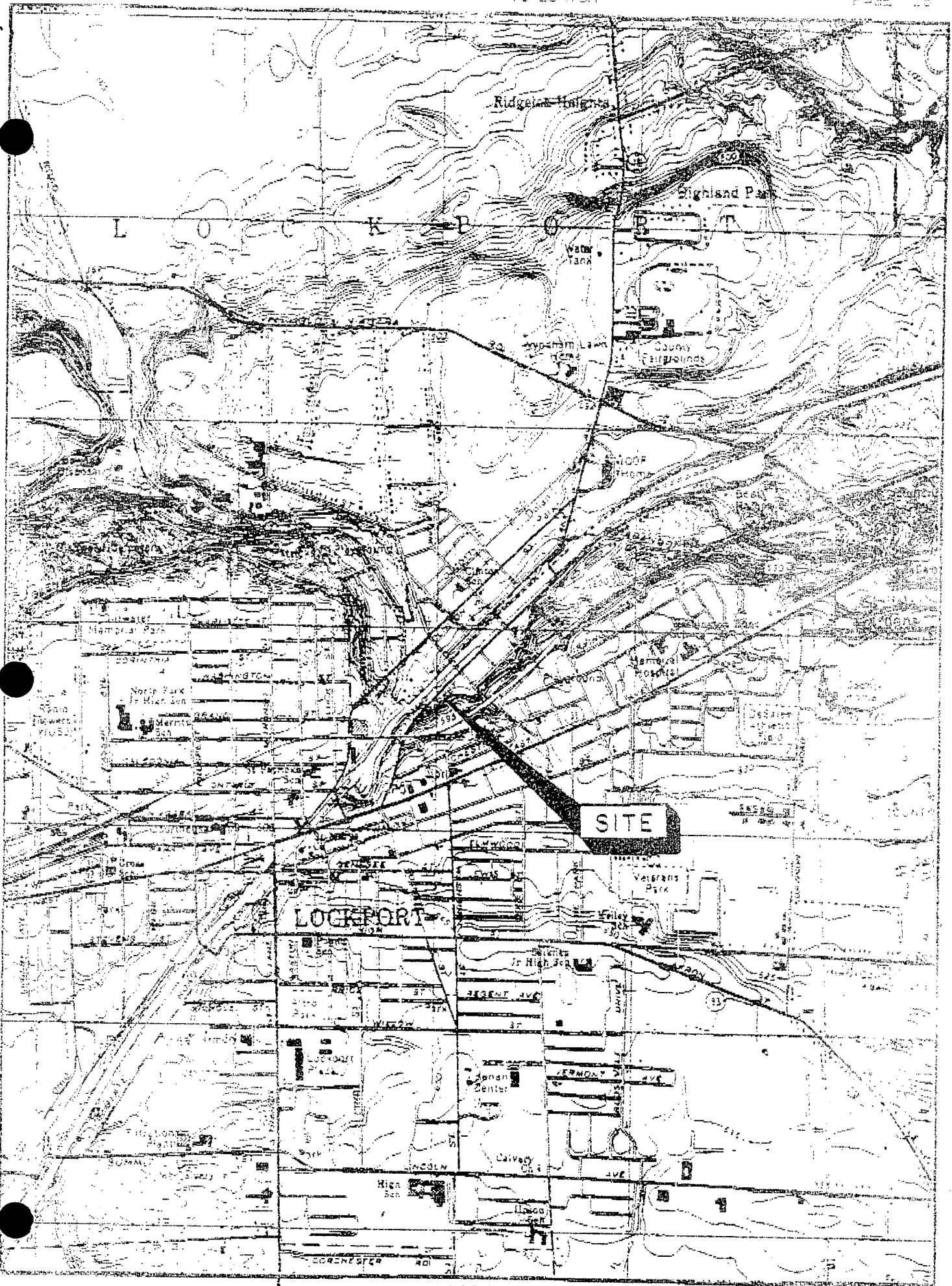
1. NYSDEC List of Inactive Hazardous waste Disposal Sites.
2. EPA CERLIS Report.
3. Aerial photographs for City of Lockport, NY, as follows:
 1938
 1951
 1958
 1966
 1982
 1990
4. FEMA floodway Map Panel 360503 0002 B
5. USGS Quadrangle Map for Lockport, NY Quad.
6. NYSDEC Registered Wetlands Maps for Lockport, NY Quad.
7. U.S. Department of the Interior National Wetland Inventory Maps
 Lockport, NY Quad.
8. Tax Map for Lockport, NY.
9. Abstract of Title No. 43267; Title Guarantee Company; dated November
 23, 1973.
10. City of Lockport Fire Insurance Maps
 1886
 1909
 1963
11. Previous investigation documents prepared by Hazard Evaluations, Inc.
 Preliminary Environmental Assessment - Phase I Report, dated April 2,
 1990; Preliminary Environmental Assessment - Phase II Report, dated
 May 1, 1990; Final site inspection letter from Mark Hanna (HES) to
 Valentine Kazmierczak (Lockport Savings Bank), dated June 12, 1990.

LIST OF AGENCIES CONTACTED

NYSDEC Region 9 Spill Bureau
Niagara County Departments of Health
Niagara County of Planning Development and Environmental Services
Niagara County Emergency Management Office
City of Lockport Fire Prevention Office
City of Lockport Building Inspector's Office
City of Lockport Assessor
City of Lockport Engineering Department
City of Lockport Plumbing Inspector

EXHIBIT C

SITE PLANS



49512

LAND
VALUATIONS

NIAGARA PRECISION, INC.
LOCKPORT, NY
LOCATION PLAN

FIGURE 1

PRELIMINARY ENVIRONMENTAL ASSESSMENT
PHASE II REPORT

Site Location:
223 Market Street
Lockport, New York

Prepared For:

Emax Enterprises, Inc.
42 O'Brien Drive
Lockport, New York 14094

Prepared By:

Hazard Evaluations, Inc.
1037 Walden Avenue
Buffalo, New York 14211
(716) 896-7875

May 1, 1990

HAZARD
EVALUATIONS

1.0 INTRODUCTION

Emax Enterprises, Inc. (Emax) has entered negotiations to transfer ownership of a commercial property, located at 223 Market Street, City of Lockport, Niagara County, New York, to a private individual. Emax has contracted Hazard Evaluations, Inc. to complete a preliminary (Phase II) environmental assessment of the subject property prior to its transfer of ownership. The purpose of this investigation was to define existing on-site conditions previously identified during a Phase I assessment of the property (Hazard Evaluations, Inc. report dated April 2, 1990) that could impart environmental liabilities to the new owner upon his purchase of the property, regardless of whether those conditions were the result of historical or recent operations or activities at this site. This report both summarizes the investigative activities which were completed as part of the Phase II investigation and presents the results of this study.

2.0 INVESTIGATIVE APPROACH

Several issues identified in the above-referenced Phase I assessment report were addressed as part of this Phase II assessment, including: 1) the potential or existing impacts of the foundry sand both used as fill behind the existing structure and that exists on-site at the boundary with the adjacent Dussault Foundry facility; 2) verification of the material used as insulation within the existing structure; and 3) the determination of any soil contamination associated with the existing fuel oil tank. To complete this Phase II assessment, environmental information and data were obtained as described below.

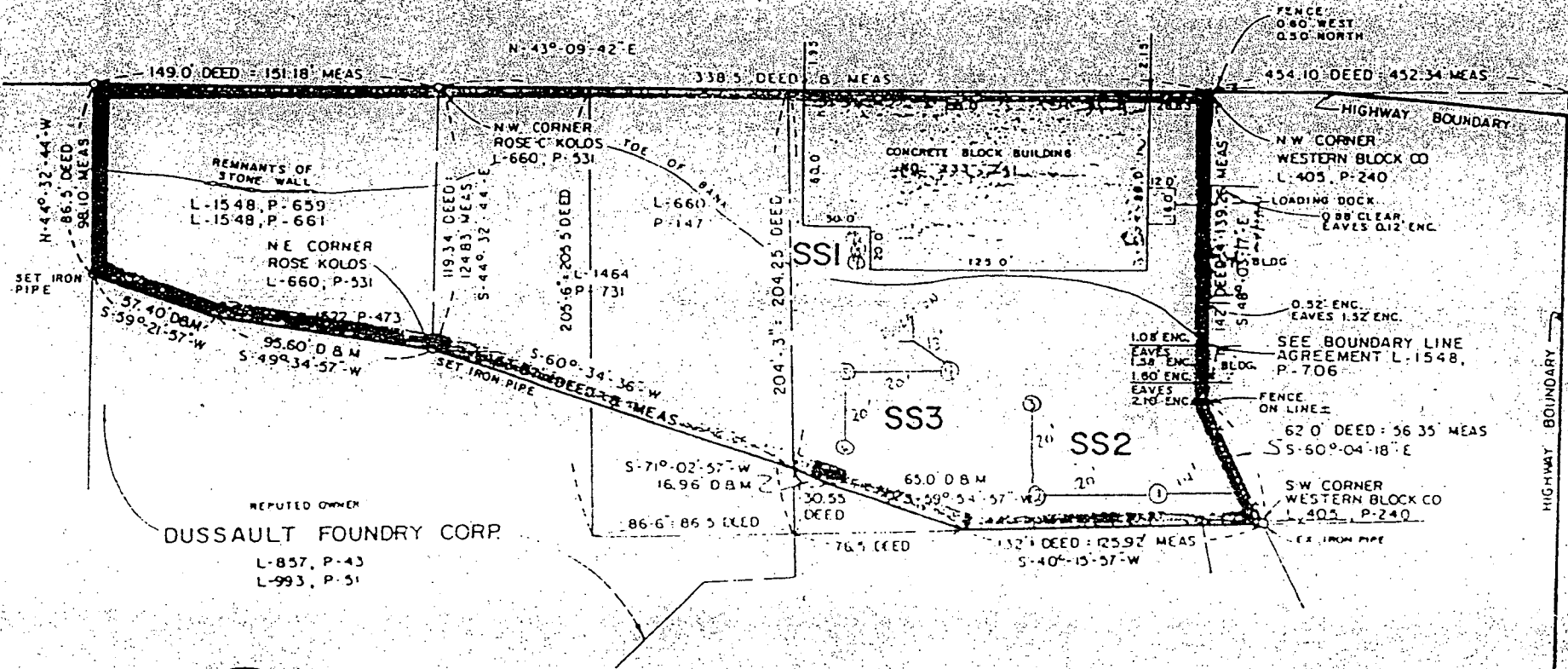
To verify the type of insulating material applied to the ceiling of the existing on-site structure, the owner of firm that applied the material (Universal Insulations

Company, Inc., Niagara Falls, New York) was contacted regarding the material's formulation. His information indicated that the insulating material used was a cellulose-based material that does not contain asbestos or any other hazardous substances.

In order to detect the presence of both gross and residual levels of potential contaminants within the soil profile of the subject property, a limited on-site surface soil investigation was completed. A total of three (3) composite surface soil samples were collected on-site for laboratory analysis. Initially, three discrete surface soil samples were collected in the immediate vicinity of the above-ground fuel oil storage tank from areas which exhibited apparent surface staining by petroleum products. These three samples were then composited into one (1) soil sample (SS1), which was submitted to the analytical laboratory for Total Petroleum Hydrocarbon analysis. Subsequently, six additional discrete surface soil samples were collected from the portion of the subject property adjacent to the Dussault Foundry facility. These six soil samples were then composited into two (2) larger soil samples (SS2 and SS3), which were submitted to the analytical laboratory for Extractable Organic Halogen (EOX), eight EP Toxicity metals, and Total Phenols analysis. The sampling locations from which all samples were obtained are presented in Figure 1. The analytical results are presented in Appendix A. In addition, analytical results were also obtained from Emax for the foundry sand fill material located in the rear of the existing structure. These data are presented in Appendix B.

Quality control measures completed by Hazard Evaluations, Inc. to ensure the quality of the environmental

MARKET STREET (82.5' WIDE)



HAZARD
EVALUATIONS

EMAX ENTERPRISES, INC.
PHASE II SAMPLING LOCATIONS

FIGURE 1

data collected during this Phase II investigation included the following:

- o All sampling equipment and containers were properly decontaminated prior to each use for the collection of samples.
- o All samples were placed in appropriate containers, which were labeled, sealed, and preserved by cooling until analysis by the contract laboratory.
- o All samples were handled under strict chain-of-custody procedures throughout their existence until their analysis was complete.

3.0 INVESTIGATION RESULTS

As stated above, the principal purpose of this site assessment was to determine whether the prospective buyer of the subject property, upon the transfer of ownership, would assume any liabilities related to environmental contamination resulting from the historical use of the subject site. In this context, various conclusions can be drawn from the results of this limited field investigation. Based upon the data obtained as part of this site assessment, varying levels of soil contamination were detected on-site. However, the ramifications of these site conditions must be weighed with respect to applicable environmental standards, and the potential for required site remediation.

One of the problems facing environmental agencies today is the concept of "How clean is clean?". In New York State, no environmental standards are available to make this determination. As a result, available standards must be compared to site conditions in an effort to determine if a site requires remediation. For the purposes of this investigation, the following standards have been addressed:

1) USEPA National Drinking Water Standards; 2) NYSDEC Groundwater Quality Standards; and 3) NYSDEC EP Toxicity standards. In general, this approach is very similar to that utilized by the NYSDEC in assessing sites.

A review of the data indicates that neither of the two apparent foundry sand samples collected (SS2 and SS3) exhibited the presence of detectable levels of either the eight toxic metals or halogenated organic compounds. As a result, NYSDEC EP Toxicity standards were not exceeded for these samples, which indicates that the soil material tested is not classified as a hazardous waste due to its toxicity characteristics. However, the extract of these two samples did exhibit relatively low levels of Total Phenols (36 ppb and 28 ppb, respectively). The additional data obtained for the fill material removed from behind the existing structure by Emax did not indicate detectable phenols contamination. At present, no current or proposed primary drinking water standards exist for Total Phenols; however, the current Total Phenols standard for Class GA groundwater (drinking water quality) is 1 ppb. Therefore, the on-site soil samples did exhibit Total Phenols levels higher than would be acceptable for a primary aquifer. In this situation, it must be noted that contaminant concentrations in soils are generally higher than the concentrations detected in any associated groundwater due to solubility relationships. As a result, it would be expected that for the specific contaminant species detected at the subject property, the concentrations which were detected in the soils would not be attainable in the on-site groundwater.

It is important to note that the surface soil samples which exhibited the Total Phenols contamination were apparent foundry sands located near the adjacent Dussault Foundry. It

is speculated that this industrial facility is the apparent source of these contaminated materials, and as a result, Dussault may be responsible for a portion of the remediation of this part of the subject facility, in the event that some remedial effort is required. However, the ramifications of these test results are unknown at present, as an agency determination regarding remediation must also be based upon the potential impact of these environmental conditions upon the public health and welfare. The NYSDEC makes its recommendations for remediation based upon detailed site information, and takes into account the types and sources of contaminants present, the potential impact upon both the public and sensitive environmental media (e.g., wetlands, primary groundwater aquifers, etc.) and the existing and future uses of the site. Remediation of areas of low level contamination is not required in all cases, especially if the public and environmental impacts are limited, as may be the situation at this site. In addition, in the event that cost-prohibitive remedial technologies would be required to bring a site back to pristine environmental conditions, other alternatives to remediation could be explored, including deed restrictions regarding future land uses and temporary remedial measures such as paving contaminated areas.


The analytical report presented in Appendix A also presents the results of the Total Petroleum Hydrocarbon analyses which were completed, which indicate that the soil under the fuel oil tank did not exhibit detectable TPH levels; however, a sheen test completed on this soil by Hazard Evaluations, Inc. was positive. As the sheen test is the NYSDEC's current indicator of petroleum contamination, these results represent site conditions which will require the remediation of this specific area of the subject property

under 6 NYCRR Part 611 (Environmental Liabilities and Procedures in Petroleum Clean-up and Removal).

In summary, portions of the subject parcel which are contaminated by petroleum products apparently will require some level of remediation before the transfer of ownership is complete. If this contamination is not addressed prior to the transfer of the property, the likelihood exists that the prospective purchaser will incur at least a portion of the costs of remediation as an owner of the site. With regard to the Total Phenols contamination at the subject property, the low levels detected during this investigation do not directly indicate that remediation is warranted, and a final determination regarding this process must be provided by the NYSDEC.

4.0 CERTIFICATION

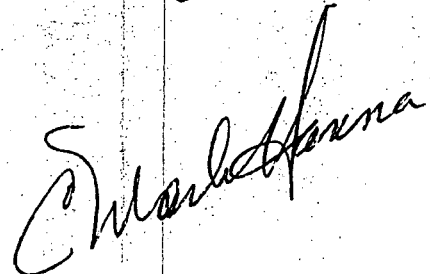
I hereby certify that I have examined the information and data obtained during this investigation of the subject property, and being familiar with the results of the preliminary environmental assessment, attest that this Phase II Report has been prepared in accordance with good environmental auditing practices.



C. Mark Hanna, REP, CHMM, President
HAZARD EVALUATIONS, INC.

May 1, 1990
Date

SEAL:



APPENDIX A

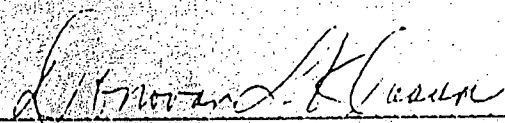
PHASE II ANALYTICAL RESULTS



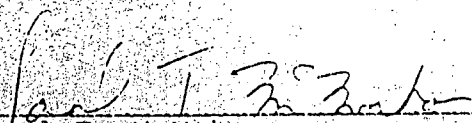
PROJECT 03402/EMAX

Report Prepared For

HAZARD EVALUATIONS



Donovan L. Klaaren
Project Manager



Paul T. McMahon
Quality Control Officer

April 26, 1990
AES Report EQP

COMMITMENT
TO
HONESTY - QUALITY - SERVICE

ADVANCED ENVIRONMENTAL SERVICES, INC.
LABORATORY REPORT

Type of Analysis: INORGANICS

Client: HAZARD EVALUATIONS

A.E.S. JOB CODE EQP

AES Lab No. - 3292 3293 3294
Sample ID - SS-1 SS-2 SS-3

Analytical Parameter(s)	Method No.	Quant. Limits	Sample Date-		
			04/04/90	04/04/90	04/04/90
Phenol (mg/l) On TMLP Extract	9066	0.002	NR *	0.036	0.028
Total Oil and Grease (Petroleum Hydrocarbons) (%)	SM 503	0.1	BQL **	NR	NR

* Not Required.

** Below Quantifiable Limits.

M. Shauna Pandolfino
Inorganic Supervisor

ADVANCED ENVIRONMENTAL SERVICES, INC.
LABORATORY REPORT

Type of Analysis: EXTRACTABLE ORGANIC HALIDES

Units of Measure: Milligrams/Kilogram or ppm

Client: HAZARD EVALUATIONS- A.E.S. Job Code EQP

AES Lab No.- 3293 3294
Sample ID - SS-2 SS-3

Analytical Parameter(s)	Method Quant.		Sample Date-	04/04/90	04/04/90
	No.	Limits			
EOX	DOR 4-4C	1.0		BQL *	BQL

* Below Quantifiable Limits.

Wayne J. Juda
Organics Supervisor

EXTRACTION FROM SOIL (E.E.) - TOXICITY - METALS
 ADVANCED ENVIRONMENTAL SERVICES, INC.
 LABORATORY REPORT

=====
 Type of Analysis: Metals
 Client: HAZARD EVALUATION A.E.S. Job Code: EOP

 (All results are in mg/l)

A.E.S. Lab No. - 3292 3293 3294
 Sample ID - SS-1 SS-2 SS-3

Analysis Method No.	Ref No.	Allowable		Quant. Limits	Analysis Date			
		Conc.	(mg/l)			04/04/90	04/04/90	04/04/90
Arsenic	7060	5	5.0	0.005	04/11/90	NA *	BQL **	BQL
Barium	7080	5	100.0	1.00	04/10/90	NA	BQL	BQL
Cadmium	7130	5	1.0	0.04	04/08/90	NA	BQL	BQL
Chromium	7190	5	5.0	0.50	04/08/90	NA	BQL	BQL
Lead	7420	5	5.0	1.00	04/08/90	NA	BQL	BQL
Mercury	7471	5	0.2	0.001	04/09/90	NA	BQL	BQL
Selenium	7740	5	1.0	0.005	04/05/90	NA	BQL	BQL
Silver	7760	5	5.0	0.10	04/08/90	NA	BQL	BQL

 M. Shauna Pandolfino
 Inorganic Supervisor

* Not Available.
 ** Below Quantifiable Limit.

RECEIVED
FBI

10/10/90

SIS
SECTION #

322-322

METHOD

1-24-90

DATE OF
ANALYSIS

4-1-90

AES INORGANICS DEPARTMENT TRACEABILITY

JOB CODE: _____

EQP

Technician
Signature

AES
Sample #

Method

Date of
Analysis

3023-3074

713

11-20

3023-3075

713

11-20

3023-3076

713

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3023-3077

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11-23-90

3023-3097

713

11-23-90

APPENDIX A
CHAIN OF CUSTODY RECORDS

65

NOTE: PLEASE RETURN
COMPLETED COPY OF
THIS FORM.

CHAIN OF CUSTODY RECORD

APPENDIX B

ADDITIONAL ANALYTICAL RESULTS



ANALYSIS OF SAND FOR PHENOLICS

Report Prepared For

DUSSAULT FOUNDRY CORPORATION

A handwritten signature in dark ink, appearing to read "Donovan L. Klaaren", written over a horizontal line.

Donovan L. Klaaren
Project Manager

A handwritten signature in dark ink, appearing to read "Paul T. McMahon", written over a horizontal line.

Paul T. McMahon
Quality Control Officer

April 6, 1990
AES Report EPF

COMMITMENT
TO
HONESTY - QUALITY - SERVICE

ADVANCED ENVIRONMENTAL SERVICES, INC.
LABORATORY REPORT

Type of Analysis: INORGANICS

Client: DUSSAULT FOUNDRY

A.E.S. JOB CODE EPF

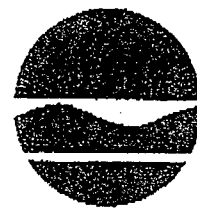
AES Lab No. - 2842
Sample ID - SAND
COMP

Analytical Parameter(s)	Method Quant.		Sample Date-	03/23/90
	No.	Limits		
Total Rec. Phenols (mg/l)	420.2	0.002		BQL *

* Below Quantifiable Limits

M. Spadolino
M. Shauna Pandolfino
Inorganic Supervisor

New York State Department of Environmental Conservation
Wolf Road, Albany, New York 12233



Langdon Marsh
Acting Commissioner

MAY 18 1994

Mr. James W. Maxwell
President
Dussault Foundry Corp.
2 Washburn St.
Lockport, NY 14094

Dear Mr. Maxwell:

Re: DEC Site No.: 932012
Site Name: Dussault Foundry
Site Address: 2 Washburn St., Lockport, NY

As mandated by Section 27-1305 of the Environmental Conservation Law, the New York State Department of Environmental Conservation (NYSDEC) must maintain a registry of all disposal sites known to contain hazardous wastes. It is this Department's procedure to notify the owner of all or any part of each site or area included in the Registry of Inactive Hazardous Waste Disposal Sites as to changes in site classification.

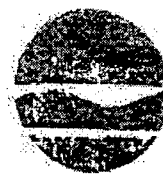
Our records indicate that you are the owner or part-owner of the above-referenced site. Based on the information that has been gathered to date, the NYSDEC has not identified any hazardous wastes at this site. Therefore, this letter constitutes notification of DEC's intention to delist this site from the Registry of Inactive Hazardous Waste Disposal Sites in New York State. State laws require that DEC set a 60-day public notification period of our intention to delist a site from the Registry, and receive any public comments on the proposed deletion. At the conclusion of this period, if no new information is presented, this site will be removed from the Registry. If we receive any information which causes us to reconsider this deletion, you will be notified of the change.

If you have any further questions, please contact me at (518) 457-0747.

Sincerely,

Robert L. Marino
Chief
Site Control Section
Bureau of Hazardous Site Control
Division of Hazardous Waste Remediation

New York State Department of Environmental Conservation
Albany, New York 12233-7010



Langdon Marsh
Commission

JUL 25 1994

Mr. Maxwell
Dussault Foundry
2 Washburn Street
Lockport, New York 14094

Mr. Maxwell:

Re: Dussault Foundry
Site #932012
2 Washburn Street
Lockport, New York 14094

The 60 day notification period and inclusive 30 day public comment period have expired. The requirements were established for the proposed deletion of sites from the New York State Registry of Inactive Hazardous Waste Disposal Sites (the Registry). No comments have been received. Therefore, the site has been deleted from the Registry effective with receipt of this letter.

For other questions to:

Mr. L. Keamon
NYSDEC
Division of Hazardous Waste Remediation
Bureau of Hazardous Site Control Room 220
50 Wolf Road
Albany, New York 12233-7010
(518) 457-9538

Sincerely,

Robert L. Marino

Robert L. Marino
Chief
Site Control Section
Bureau of Hazardous Site Control
Division of Hazardous Waste Remediation

REGISTRY SITE CLASSIFICATION DECISION

1. SITE NAME Dussault Foundry	2. SITE NO. 942012	3. TOWN/CITY/VILLAGE Lockport	4. COUNTY Niagara
5. REGION 2	6. CLASSIFICATION Current 2a Proposed D1 Modify		
7. LOCATION OF SITE (Attach U.S.G.S Topographic Map showing site location)			
a. Quadrangle Lockport	b. Site Latitude 43 10' 26"	Longitude 78 41' 12"	c. Tax Map Number 109.10-2-9
8. BRIEFLY DESCRIBE THE SITE (Attach site plan showing disposal/sampling locations)			
This site is an active foundry facility that used an one acre area for the storage of foundry materials containing phenols. This material was also dumped over the face of the Niagara Escarpment. In 1987 the foundry sand was removed from the site and disposed of at the Niagara County Refuse Disposal Site.			
9. Area 5 acres b. EPA ID Number NYD002115X01			
c. Completed (X)Phase I ()Phase II (X)PSA ()RI/FS (X)PA/SI (X)Other			
10. HAZARDOUS WASTES DISPOSED			
No hazardous waste disposal documented at this site. Several drums were present at the Phase I investigation. Since then all of the drums have been removed and no drums that were protruding from the middle of the Niagara Escarpment. Located near and within these drums and no hazardous waste was found.			
11. DATA AVAILABLE			
()Air ()Groundwater ()Surface Water (X)Soil ()Waste ()EPTOX ()TCLP Concentration of Standards or Guidance Values			

JUSTIFICATION FOR CLASSIFICATION DECISION

There is no documentation of disposal of hazardous waste at this site. The suspected waste disposal was foundry sand containing phenolic binders which is not considered hazardous waste. The analytical data from the soil samples collected did not indicate the presence of hazardous waste.

Post-It Fax Note	7671	Date: 8-2-94	# of pages: 1
To: Roger Hood	From: Tom Koch		
Cell/Dept:	Co:		
Phone: 716-439-0117	Phone: 518-457-0747		
Fax:	Fax:		

()Primary ()Principal

Yes ()No

12. SITE IMPACT DATA	Direction ON-SITE	Use	INDUSTRIAL
a. Nearest surface water			
b. Nearest Groundwater:			
c. Nearest water supply:			
d. Nearest building:	Distance ON-SITE		
e. In State Economic Development Zone?	()Y (X)N	1. Controlled site access?	()Y (X)N
f. Ponds or livestock on site?	()Y (X)N	2. Exposed hazardous wastes?	()Y (X)N
g. Contaminated fish or wildlife mortality?	()Y (X)N	3. HRS Score PA Score	
h. Impact on special status fish or wildlife resource?	()Y (X)N	1. For Class 2: Priority Category	

13. DATE OF PREP'S NAME	14. ADDRESS	15. TELEPHONE NUMBER
	2. Washburn Street, Lockport	(716) 439-1881
16. SIGNATURE	17. APPROVER	
<i>[Signature]</i>	<i>[Signature]</i>	
Date: 10/2/92	Date:	
18. SIGNATURE	19. ORGANIZATION	
<i>[Signature]</i>	2. Washburn Street, Lockport	
Date:		

Exhibit 3

Environmental and Real Estate Consultants

LCS INC.

Environmental and Real Estate Consultants

CORPORATE OFFICES
WATERFRONT VILLAGE
40 LA RIVIERE DRIVE, SUITE 120
BUFFALO, NEW YORK 14202

TEL: 800.474.6802
716.845.6145
FAX: 716.845.6164
www.lenderconsulting.com

OFFICES

December 13, 2010

BUFFALO
NEW YORK

Ms. Lynn Kisker
Bank of Akron
46 Main Street, P.O. Box 420
Akron, New York 14001

ROCHESTER
NEW YORK

RE: LCS Project # 10B2905.31 EAQUICK LOAN CHECK ENVIRONMENTAL REVIEW FOR THE
REAL PROPERTY IDENTIFIED AS:

SARASOTA
FLORIDA

Niagara Precision Inc. (Industrial Property)
233 Market Street (a.k.a. 241 Market Street)
Lockport, New York

ALBANY
NEW YORK

Dear Ms. Kisker:

NEW YORK CITY
NEW YORK

INTRODUCTION

VALLEY COLEGE
IOWA

Lender Consulting Services, Inc. (LCS) has prepared an Environmental Review (EA Quick Loan Check) for the above-referenced subject property pursuant to the Scope of Work detailed below. The purpose of this review was to identify recognized environmental conditions (RECs), as defined in the appendix of this report. It is understood that this assessment was completed as part of the environmental due diligence associated with the proposed financing of the subject property. **The subject property location as understood by LCS is depicted in the maps appended to this report. It is the responsibility of the reader to verify that the location depicted herein is correct.**

HARRISBURG
PENNSYLVANIA

This assessment consisted of the following elements:

PITTSBURGH
PENNSYLVANIA

A. Completion of an Owner/Operator Questionnaire by interviewing the representative of the current owner or occupant.

ALLENTOWN
PENNSYLVANIA

B. Records research at the federal and state level consisting of the review of selected environmental databases equivalent to the ASTM E1528-06. The regulatory information was provided by FirstSearch Technology Corporation, in a report obtained by LCS and dated November 23, 2010. The FirstSearch-Summary Report summarizes the databases used and the radii research.

BALTIMORE
MARYLAND

C. Review of fire insurance maps. If warranted, additional historical research was conducted via telephone interviews with the local building/fire department or other local agency or review of other relevant historical information to assess the subject property historical uses.

SALISBURY
MARYLAND

No physical site inspection was completed. Copies of relevant research documentation are available upon request. This report is subject to certain limitations that follow this letter.

CLEVELAND
OHIO

REPORT FINDINGS

It is LCS' understanding that the subject property is being considered for an abundance of caution mortgage. Based on the elements of the investigation as set forth above, LCS reports the following regarding the subject property.

OWNER/OPERATOR QUESTIONNAIRE:

According to Mr. Roger Hood, representing the owner/operator of the subject property, the following potential concerns were identified:

Issue	Comments
Subject Property	The subject property is currently utilized as a machine component manufacturing facility and was previously utilized as a storage facility.
Storage Tanks	A gasoline AST was removed from the subject property prior to purchase. The area of the AST was reportedly excavated and filled with gravel.
Privately-Owned Transformers	Several dry transformers were installed on-site in 1994. PCB-containing transformers are not located on-site.
Previous Study	Previous Phase I and Phase II Environmental Site Assessments were completed for the subject property.
Adjacent Property	Adjacent properties were historically utilized industrially and contained railroad tracks.
Adjacent Contamination	An adjacent property was formerly listed as a NYSDEC-recognized contaminated site. A letter was reportedly issued by the NYSDEC indicating this site has been cleaned.

REGULATORY INFORMATION:

The following table summarizes the number of sites identified by FirstSearch within their respective radii:

Database	Search Distance (Miles)	No. sites within following radii (in miles)					Potential Concerns
		< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	
CERCLIS	0.50	1	0	0	-	0	See Note 1 below
RCRA CORACT	1.00	0	0	0	2	0	None
RCRA TSD	1.00	0	0	0	2	0	None
RCRA GEN	0.25	2	2	-	-	4	See Note 1 below
Federal Brownfields	0.25	4	1	-	-	1	See Note 1 below
State Sites	1.00	1	0	3	3	3	See Note 1 below
Spills 1990	0.50	4	3	27	-	68	See Note 1 below
Spills 1980	0.50	0	1	6	-	23	None
LUST	0.50	1	0	6	-	3	None
REG UST/AST	0.25	2	2	-	-	4	See Note 1 below
NCDB	0.25	1	0	-	-	1	See Note 1 below

REGULATORY INFORMATION (continued):

Sites of potential concern are detailed below:

No.	Site/Distance from Subject Property	Database	Comments
1)	Dussault Chemical/Foundry 2-10 Washburn Street Adjacent Property	State Sites BROWNFIELDS CERCLIS SPILLS-1990 RCRA GEN NCDB UST	This site was identified as a historic state hazardous waste facility, a Federal Brownfields site, and a Small Quantity Generator of hazardous wastes. This site was listed as "not proposed" within the CERCLIS database. Additionally, the adjacent spills are considered "closed" by the NYSDEC and an unregulated UST is located at this site.

*A status of "closed" indicates the spill was remediated and the NYSDEC file closed with no further remediation required.

Although a site adjacent to the subject property was identified within several databases, LCS' experience suggests the property owner would not be liable for on-site contamination that resulted from such an off-site release.

HISTORICAL INFORMATION:

The following table summarizes the results of LCS' historical review:

HISTORICAL SOURCE	POTENTIAL CONCERNS IDENTIFIED
Sanborn Maps (Dated 1886, 1892, 1898, 1903, 1909, 1914, 1919, 1928, 1948, and 1969)	No concerns identified. The subject property has historically been utilized as a block company with a forge, machine shop and painting facility from at least 1886 through at least 1903; a shop and warehouses in at least 1909; fire-ruined structure from at least 1909 through at least 1914; with a raceway from at least 1892 through at least 1914; the Lockport Boiler & Welding Works with a shop and waste water from hydraulic canal in at least 1928; the Lockport Engineering Works, Inc. with a shop and factory from at least 1948 through at least 1969; and undeveloped land from at least 1886 through at least 1969. The subject property was not identified on the 1919 historical map. A southwest adjacent property was identified as a tin can manufacturing facility from at least 1886 through at least 1909. A southeast adjacent property was identified as a mill machinery works in at least 1886; a planning mill from at least 1892 through at least 1903; a foundry in at least 1909; a machine shop and foundry in at least 1914. A northeast adjacent property was identified as a warehouse in at least 1903; a boiler shop from at least 1909 through at least 1914; a galvanizing facility and a block company with a factory and forge shop from at least 1909 through at least 1969.
City of Lockport Building Inspector interview (Mr. Jason Doole and Date November 30, 2010)	According to Mr. Doole, the subject property is currently and has historically been utilized as a light manufacturing facility for at least 20-25 years. Compliance letters on-file indicate the subject property was utilized as a warehouse in at least 1987 and 1990.
NYSDEC FOIL Letter (Date sent December 13, 2010)	No reply received as of the date of this report. Based on information provided to date, additional concerns will not likely be identified.

HISTORICAL INFORMATION (continued):

real-info.com	No concerns identified. The subject property measures 2.29 acres and is developed with an 11,800 square foot manufacturing structure that was constructed in 1973. The subject property is owned by HWH Niagara Prop Inc.
Site contact questionnaire/interview. (Mr. Roger Hood, Dated November 30, 2010)	According to Mr. Hood, the subject property is currently utilized as a machine component manufacturing facility and has historically been utilized as a storage facility. Mr. Hood has owned the subject property since 1994.
Bank of Akron Order Form, Dated November 19, 2010	The subject property is owned by HWH Niagara Properties.
Previous Environmental Study Dated: May 1, 1990 and July 12, 1994	The subject property measures approximately 1.7 acres in size and is developed with one warehouse structure that was constructed in 1973. Prior to the current on-site development, the subject property was developed with a block warehouse in the 1800s which burned down and was re-developed with a warehouse that was demolished prior to construction of the current subject structure.

PREVIOUS STUDY:

LCS reviewed a "Preliminary Environmental Assessment Phase II Report, 223 Market Street, Lockport, New York," prepared by Hazard Evaluations, Inc. for Emax Enterprises, Inc., dated May 1, 1990; and a "Preliminary Environmental Assessment Phase I Report, Commercial Property, 233-241 Market Street, Lockport, New York," prepared by Hazard Evaluations, Inc. for Niagara Precision Inc. dated July 12, 1994. According to this study, the following was noted:

- A limited amount of mixed foundry sand and topsoil was located on the eastern exterior of the subject structure. Samples of these materials were tested for the presence of phenol. No phenol was detected.
- Foundry sand was also located in a ditch leading from the adjacent foundry to the on-site warehouse and along the southern property border. The ditch appears to discharge to the pile of sand/topsoil east of the subject structure. While the fill was tested and determined not to be hazardous waste it was determined to be industrial waste and was subsequently removed. Low levels of phenols were detected.
- Debris located throughout the wooded area of the subject property included scrap metal, tires, bottles, pails, and general debris. One 55-gallon drum of undetermined contents was partially buried in the ground.
- A fuel oil AST was removed in 1990 due to soil impact. While the analytical results of soil testing from the area of the AST, conducted during a limited Phase II investigation, did not detect any petroleum contamination, the testing method used at that time is no longer considered viable under the current regulations. Additionally, a sheen test conducted on these soils was positive, indicating petroleum contamination.
- An adjacent property, Dussault Foundry, was delisted as an Inactive Hazardous Waste Site by the NYSDEC on May 16, 1994.
- The previous report recommended an extensive subsurface investigation to identify the presence of contamination due to past on-site operations as well as contamination originating from the adjacent foundry. Additionally, it was recommended that the 55-gallon drums be removed and disposed of properly. The previous study also recommended that a final determination be provided by the NYSDEC as to whether the low levels of phenol contamination require remediation. [It is not known if the previous studies were provided to the NYSDEC for such a determination.]

It should be noted that the previous studies were largely illegible.

HISTORICAL INFORMATION (continued):

The following listed items are considered of potential concern to the subject property:

- According to the historical map information, the subject property has been utilized industrially from at least 1886 through at least 1969.
- According to the City of Lockport Building Department, the subject property has been utilized as a light manufacturing facility for at least 20-25 years. The subject property was utilized as a warehouse in at least 1987 and 1990.
- According to the real-info.com information, the subject property is developed with a manufacturing facility that was constructed in 1973.
- According to the site contact, Mr. Roger Hood, the subject property is utilized as a machine component manufacturing facility and was previously utilized as a storage facility.
- According to the previous studies, on-site petroleum contamination and low levels of phenol contamination was detected in on-site soils. Additionally, debris including tires, scrap metal, and a partially buried 55-gallon drum of unknown contents were noted on-site.

CONCLUSION:

Based on the information contained in this report, LCS concludes the following about the subject property.

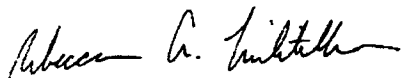
Due to the potential concerns identified above, further research is required to better assess environmental conditions on-site. This should include a site visit and more complete review of historic uses. Additional municipal research is required to fully assess the historic uses. Depending on the information obtained, an intrusive (Phase II) study may be warranted.

Based on this information, LCS would assign an "elevated risk." As this report is being reviewed for an abundance of caution mortgage, the Bank may wish to decide the level of risk which is acceptable.

This report constitutes the findings of LCS' review conducted for the referenced subject property and reviewed by those listed below. This report is the subjective opinion of LCS prepared for the exclusive use of Bank of Akron. LCS assumes no responsibility for the use of this report by any other party and/or for any other purpose other than intended.

Should you have any questions relative to this report, please contact Ms. Abby Pudhorodsky, the Manager-Environmental Due Diligence associated with this project.

Sincerely,



Rebecca A. Militello
Environmental Analyst



Andrew J. Kucserik, CPG, PG
Environmental Professional

APPENDIX

We have prepared this report for the exclusive use of Bank of Akron. LCS' liability is limited to use by this client for a period of six months. Use by any other party is strictly prohibited except by authorization in writing from this consultant. LCS accepts no liability for others' use of this report. A copy of this report is given to the borrower as a courtesy only; use or reliance upon this report by the borrower in making a decision to purchase this property is not permitted.

This EA Quick Loan Check report is not to be considered an ASTM Transaction Screen, an ASTM Phase I Environmental Site Assessment or a Vapor Intrusion Assessment of the subject property. This report should not be used as a Transaction Screen as defined by ASTM 1528-06 or a Phase I Environmental Site Assessment as defined by ASTM 1527-00 or ASTM 1527-05. It should not be used by the parties hereto as a decision tool in reaching a decision to purchase the property or to seek shelter under the innocent landowner defense of CERCLA. Under CERCLA and Brownfield amendments promulgated in January 2002, an ASTM Phase I Environmental Site Assessment, ASTM E1527-05, is the only acceptable standard for the practice of environmental due diligence in seeking protection under the innocent landowner defense.

The client requested and ordered this report based on their knowledge of the site. Therefore, LCS assumes no liability in the selection of the appropriate level of due diligence for this property.

LCS has followed the scope of work as defined by Bank of Akron for this report. The EAQuick Loan Check report is intended to constitute a preliminary and general overview of the subject property for recognized environmental conditions as defined by the ASTM standards. No site inspection, sampling or analyses of materials, including soil, water, air, building materials, etc., were obtained as part of this assessment unless otherwise noted. LCS does not accept, assume, nor warrant responsibility for the nature or toxicity of such substances.

A recognized Environmental Condition is defined by the ASTM standard as "the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substance or petroleum products into structures on the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to the public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies. Conditions determined to be de minimis are not recognized environmental conditions."

LCS neither implies, warrants, guarantees nor accepts liability relative to the environmental conditions at the site regarding:

- 1) Site specific practices and/or disposal methods of the past or future owners.
- 2) The presence of asbestos, lead containing materials, or radon, and/or the environmental impact of such substances on the subject site or building(s) and structure(s) on the subject site other than those observed during the site reconnaissance and documented within the report.
- 3) Adjacent property owners, their environmental practices, and/or impact of such properties and practices on the subject site other than those identified within the database reports and/or observed by those performing the site inspection of the subject property.
- 4) Unreported spills.
- 5) Practices, waste disposal, environmental concerns, and/or modifications to waste site indexes after the date of this report.
- 6) Site groundwater or soil quality.

APPENDIX (continued)

This report was prepared using data, information, and references available from federal, state, and local governmental agencies and information supplied by knowledgeable parties, relying in large part on owner or occupant interviews. LCS neither assumes nor accepts any liability for the completeness or accuracy of information gained from these sources or for any misstatements or misrepresentation of facts from parties interviewed during this process.

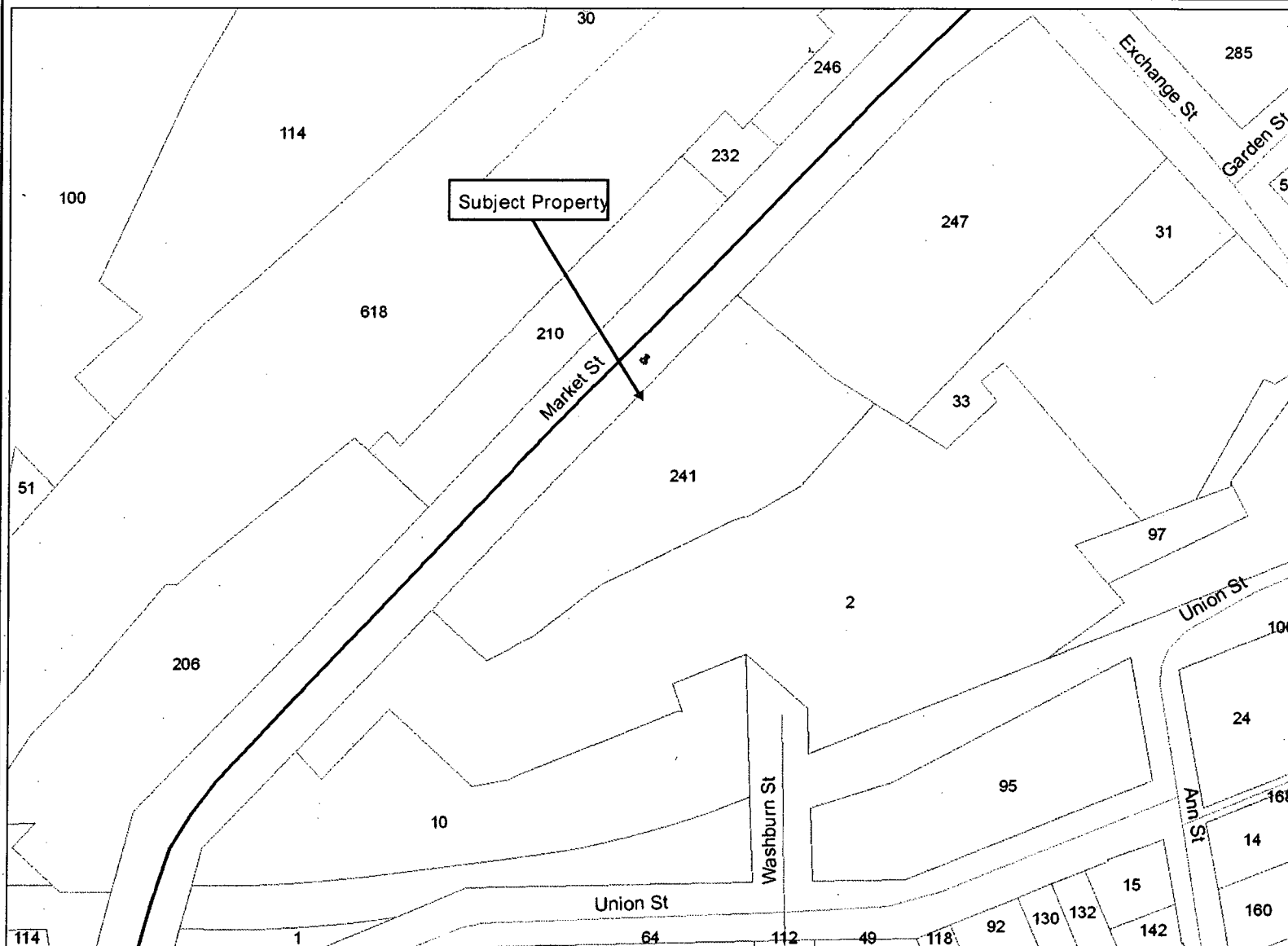
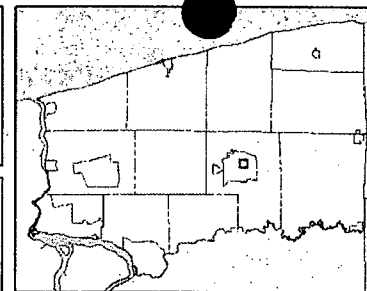
The owner/borrower answered the LCS EA Quick Loan Check Questionnaire. LCS neither accepts, assumes, implies nor warrants any liability for the accuracy, truthfulness, and completeness of the answers contained therein.

ACRONYMS/ABBREVIATIONS

ACM	Asbestos-Containing Materials
AIRS	Aerometric Information Retrieval System
AST	Aboveground Storage Tank
ASTM	American Society for Testing and Materials
CBS	Chemical Bulk Storage
CERCLA	Comprehensive Environmental Response, Compensation and Liability Act
CERCLIS	Comprehensive Environmental Response, Compensation and Liability Information System
CORRACTS	Corrective Action
EDR	Environmental Data Resources
ERNS	Emergency Response and Notification System
FINDS	Facility Index System
FOIA	Freedom of Information Act
FOIL	Freedom of Information Law
FWM	Freshwater Wetlands Map
LCS	Lender Consulting Services, Inc.
LQG	Large Quantity Generator
LTANK	Leaking Tank
LUST	Leaking Underground Storage Tank
MOSF	Major Oil Storage Facility
MSDS	Material Data Safety Sheets
mVOC	Microbial Volatile Organic Compound
N/A	Not Available, Not Applicable
NFRAP	No Further Remedial Action Planned
NPDES	National Pollution Discharge Elimination System
NPL	National Priorities List ("Superfund")
NRCS	Natural Resource Conservation Service (by County)
NWI	National Wetlands Inventory
NYS	New York State
NYSDEC	New York State Department of Environmental Conservation
NYSDOH	New York State Department of Health
PBS	Petroleum Bulk Storage
PCB	Polychlorinated Biphenyl
PCi/L	Pico Curies per Liter
PECS	Potential Environmental Concerns
RCRA	Resource Conservation and Recovery Act
RCRIS	Resource Conservation and Recovery Information System
SPDES	State Pollution Discharge Elimination System
SQG	Small Quantity Generator
TSDf	Treatment, Storage and Disposal Facility
USDA	United States Department of Agriculture
USEPA	United States Environmental Protection Agency
USFWS	United State Fish and Wildlife Service
USGS	United States Geological Survey
UST	Underground Storage Tanks



Niagara County On-Line Mapping System



Legend

Streets and Highways

- Interstate
- Primary State Road
- Secondary State Road
- County Road
- Local Road

□ Parcels

1: 2,028



Notes

Enter Map Description

0.1 0 0.03 0.1 Miles

Niagara County and its officials and employees assume no responsibility or legal liability for the accuracy, completeness, reliability, timeliness, or usefulness of any information provided. Tax parcel data was prepared for tax purposes only and is not to be reproduced or used for surveying or conveyancing.

NIAGARA COUNTY, NEW YORK
DEPARTMENT OF REAL PROPERTY SERVICES

FirstSearch Technology Corporation

Environmental FirstSearch™ Report

Target Property:

**233 MARKET ST
LOCKPORT NY 14094**

Job Number: 10B2905

PREPARED FOR:

LCS, Inc.
40 La Riviere Drive, Suite 120
Buffalo, NY 14202

11-23-10



Tel: (781) 551-0470

Fax: (781) 551-0471

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Environmental FirstSearch Search Summary Report

Target Site: 233 MARKET ST
LOCKPORT NY 14094

FirstSearch Summary

Database	Sel	Updated	Radius	Site	1/8	1/4	1/2	1/2+	ZIP	TOTALS
NPL	Y	10-21-10	1.00	0	0	0	0	0	0	0
NPL Delisted	Y	10-21-10	0.25	0	0	0	-	-	0	0
CERCLIS	Y	08-31-10	0.50	0	1	0	0	-	0	1
NFRAP	Y	08-31-10	0.25	0	0	0	-	-	0	0
RCRA COR ACT	Y	09-14-10	1.00	0	0	0	0	2	0	2
RCRA TSD	Y	09-14-10	1.00	0	0	0	0	2	0	2
RCRA GEN	Y	09-14-10	0.25	0	2	2	-	-	4	8
Federal Brownfield	Y	10-01-10	0.25	0	4	1	-	-	1	6
ERNS	Y	10-21-10	0.15	0	0	0	-	-	10	10
Tribal Lands	Y	12-01-05	0.25	0	0	0	-	-	1	1
State/Tribal Sites	Y	11-09-10	1.00	0	1	0	3	3	3	10
State Spills 90	Y	08-06-10	0.50	0	4	3	27	-	68	102
State Spills 80	Y	10-18-00	0.50	0	0	1	6	-	23	30
State/Tribal SWL	Y	05-03-06	0.50	0	0	0	0	-	3	3
State/Tribal LUST	Y	11-02-10	0.50	0	1	0	6	-	3	10
State/Tribal UST/AST	Y	11-09-10	0.25	0	2	2	-	-	4	8
State/Tribal EC	Y	11-09-10	0.25	0	0	0	-	-	0	0
State/Tribal IC	Y	11-09-10	0.25	0	0	0	-	-	0	0
State/Tribal VCP	Y	11-09-10	0.25	0	0	0	-	-	0	0
State/Tribal Bimwfields	Y	11-09-10	0.25	0	0	0	-	-	1	1
FINDS	Y	05-29-09	0.05	0	0	-	-	-	139	139
TRIS	Y	08-13-10	0.25	0	0	0	-	-	0	0
HIMRS	Y	10-27-10	0.25	0	0	0	-	-	2	2
NCDB	Y	09-20-10	0.25	0	1	0	-	-	1	2
PI Map Coverage	Y	03-22-10	0.12	1	0	-	-	-	0	1
Federal IC/EC	Y	11-04-10	0.25	0	0	0	-	-	0	0
- TOTALS -				1	16	9	42	7	263	338

Notice of Disclaimer

Due to the limitations, constraints, inaccuracies and incompleteness of government information and computer mapping data currently available to FirstSearch Technology Corp., certain conventions have been utilized in preparing the locations of all Federal, state and local agency sites residing in FirstSearch Technology Corp.'s database. All EPA NPL and state landfill sites are depicted by a rectangle approximating their location and size. The boundaries of the rectangles represent the eastern and western most longitudes; the northern and southern most latitudes. As such, the mapped areas may exceed the actual areas and do not represent the actual boundaries of these properties. All other sites are depicted by a point representing their approximate address location and make no attempt to represent the actual areas of the associated property. Actual boundaries and locations of individual properties can be found in the files residing at the agency responsible for such information.

Waiver of Liability

Although FirstSearch Technology Corp. uses its best efforts to research the actual location of each site, FirstSearch Technology Corp. does not and can not warrant the accuracy of these sites with regard to exact location and size. All authorized users of FirstSearch Technology Corp.'s services proceeding are signifying an understanding of FirstSearch Technology Corp.'s searching and mapping conventions, and agree to waive any and all liability claims associated with search and map results showing incomplete and/or inaccurate site locations.

Environmental FirstSearch Site Information Report

Request Date: 11-23-10 Search Type: COORD SCREEN (Screen)
Requestor Name: Abby Pudhorodsky Job Number: 10B2905
Standard: AAI

Target Site: 233 MARKET ST
LOCKPORT NY 14094

Demographics

Sites: 338 Non-Geocoded: 263 Population: NA
Radon: OF THE 87 HOMES TESTED, THE AVG. PCIL LEVEL WAS 2.4

Site Location

Degrees (Decimal)	Degrees (Min/Sec)	UTMs
Longitude: -78.685664	-78:41:8	Easting: 688108.061
Latitude: 43.17568	43:10:32	Northing: 4782709.079
Elevation: 521		Zone: 17

Comment

Comment:

Additional Requests/Services

Adjacent ZIP Codes: 0 Mile(s)

Services:

ZIP Code	City Name	ST	Dist/Dir	Sel	Requested?	Date
					Fire Insurance Maps	No
					Aerial Photographs	No
					Historical Topos	No
					City Directories	No
					Title Search/Env Liens	No
					Municipal Reports	No
					Online Topos	No

Environmental FirstSearch Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094 JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev Diff	Page No.
1	FIMAP	FIRE INSURANCE MAP POLY-20458/SANBORN	LOCKPORT NY 14094	0.00 -	N/A	N/A
2	SPILLS	NYS THRUWAY AUTHORITY 9303720/CLOSED	2 MILL STREET LOCKPORT NY 14094	0.06 NE	- 3	N/A
2	UST	NYS CANAL CORPORATION - LOCKPO PB59-223719/ACTIVE	2 MILL ST LOCKPORT NY 14094	0.06 NE	- 3	N/A
2	SPILLS	NYS CANAL CORPORATION 9932674/CLOSED	2 MILL STREET LOCKPORT NY 14094	0.06 NE	- 3	N/A
2	RCRAGN	NEW YORK STATE THRUWAY AUTH NY12087023082/SGN	2 MILL ST LOCKPORT NY 14094	0.06 NE	- 3	N/A
2	LUST	NYS THRUWAY AUTHORITY 9303720/CLOSED	2 MILL STREET LOCKPORT NY 14094	0.06 NE	- 3	N/A
3	STATE	DUSSAULT FOUNDRY 932012/HISTORIC	2 WASHBURN STREET LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	FEDBF	DUSSAULT CHEMICAL 11583/EPA BROWNFIELD	2-10 WASHBURN STREET LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	CERCLIS	DUSSAULT FOUNDRY NY10002115301/NOT PROPOSED	2 WASHBURN ST. LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	FEDBF	DUSSAULT CHEMICAL 37245916-3/EPA BROWNFIELD	2-10 WASHBURN STREET LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	SPILLS	DUSSAULT FOUNDRY 9506620/CLOSED	2 WASHBURN STREET LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	SPILLS	DUSSAULT FOUNDRY DRUMS 9975559/CLOSED	2 WASHBURN STREET LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	RCRAGN	DUSSAULT FOUNDRY CORP NY100007643/VGN	2 WASHBURN ST LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	NCDB	DASSAULT FOUNDRY NCDB-0401-007901/EPCRA	2 WASHBURN ST, PO BOX M LOCKPORT NY 14094	0.08 SW	- 67	N/A
3	UST	DUSSAULT FOUNDRY CORP. CDS9-000211/UNREGULATED	2 WASHBURN ST. LOCKPORT NY 14094	0.08 SW	- 67	N/A
4	FEDBF	WHITE TRANSPORTATION 2 37245916-60361/EPA BROWNFIELD	34 MILL STREET LOCKPORT NY 14094	0.10 NW	- 14	N/A
5	FEDBF	WHITE TRANSPORTATION 4 37245916-60401/EPA BROWNFIELD	40 MILL STREET LOCKPORT NY 14094	0.12 NW	- 17	N/A
6	RCRAGN	GLOBAL ABRASIVE PRODUCTS NYR000049940/VGN	63 MILL ST LOCKPORT NY 14094	0.13 NW	- 20	N/A
7	RCRAGN	NYSDOT BDN 4454130 NYR000075689/VGN	EXCHANGE ST BRG OVER ERGE LOCKPORT NY 14094	0.13 SE	- 77	N/A
8	FEDBF	WHITE TRANSPORTATION 3 37245916-60381/EPA BROWNFIELD	38 MILL STREET LOCKPORT NY 14094	0.14 NW	- 23	N/A
8	UST	WHITE S TRANSPORTATION PB59-225096/UNREGULATED	38 MILL ST LOCKPORT NY 14094	0.14 NW	- 23	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
	SPILLS	WHITE TRANSPORTATION 0651394/CLOSED	30 MILL STREET AT CLINTON LOCKPORT NY 14094	0.14 NW	-23	N/A
9	SPILLS	WASHBURN ST RAILROAD 9106792/CLOSED	WASHBURN UNION STS LOCKPORT NY 14094	0.15 SW	+ 82	N/A
10	SPILLS#0	CLINTON and MILL STREETS 8603207/CLOSED	CLINTON and MILL STREETS LOCKPORT NY 14094	0.17 NW	-27	N/A
11	UST	PETE S COLLISION INC. PB59-601146/ACTIVE	49 WASHBURN STREET LOCKPORT NY 14094	0.17 SW	+ 88	N/A
12	SPILLS	JAY FURMER GAS STATION 9609669/CLOSED	248-256 CLINTON STREET LOCKPORT NY 14094	0.25 NE	-23	N/A
13	SPILLS	ERIE CANAL DUMPS 9005342/CLOSED	NORTH ADAMS STREET LOCKPORT NY 14094	0.26 NE	-7	N/A
14	SPILLS	COMMERCIAL PROPERTY 0550106/CLOSED	34 CHESTNUT STREET LOCKPORT NY 14094	0.27 SW	-92	N/A
15	SPILLS	SUN MINI MART 0363-1876 9102248/CLOSED	72 EAST AVENUE LOCKPORT NY 14094	0.28 SE	-94	N/A
15	LUST	ATLANTIC REFINING 8700801/CLOSED	72 EAST AVENUE LOCKPORT NY 14094	0.28 SE	+94	N/A
15	SPILLS#0	ATLANTIC REFINING 8700801/CLOSED	72 EAST AVENUE LOCKPORT NY 14094	0.28 SE	+94	N/A
15	LUST	SUN MINI MART 0363-1876 9102248/CLOSED	72 EAST AVENUE LOCKPORT NY 14094	0.28 SE	+94	N/A
16	SPILLS#0	WARD, PHILLIS and MCCARTHY 8700471/CLOSED	48 MARKET STREET LOCKPORT NY 14094	0.30 SW	+ 87	N/A
17	SPILLS	ABANDONED WAREHOUSE 0990922/ACTIVE	2 CLINTON STREET LOCKPORT NY 14094	0.31 SW	+ 70	N/A
18	SPILLS	DRUM ON TRUCK 9875082/CLOSED	GRAND NEAR GOODING STREET LOCKPORT NY 14094	0.32 SW	-71	N/A
19	SPILLS	OIL FROM DUMP TRUCKS 9008680/CLOSED	CHESTNUT AND ELM STREETS LOCKPORT NY 14094	0.32 SW	+91	N/A
20	SPILLS	LOCKPORT CITY SCHOOL DIST 9202528/CLOSED	CLINTON STREET LOCKPORT NY 14094	0.33 NE	-24	N/A
20	LUST	LOCKPORT CITY SCHOOL DIST 9202528/CLOSED	CLINTON STREET LOCKPORT NY 14094	0.33 NE	-24	N/A
21	LUST	AVIVA 8903971/CLOSED	WALNUT STREET LOCKPORT NY 14094	0.37 SE	+97	N/A
21	SPILLS	AVIVA STATION 9105436/CLOSED	274 WALNUT STREET LOCKPORT NY 14094	0.37 SE	+97	N/A
21	SPILLS#0	AVIVA 8903971/CLOSED	WALNUT STREET LOCKPORT NY 14094	0.37 SE	+97	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
38	SPILLS	RAILROAD TRUCK 9105862/CLOSED	CHURCH STREET LOCKPORT NY 14094	0.49 SW	+ 81	N/A
39	SPILLS	SHERWOOD DIV OF HARSCO 0175106/CLOSED	120 CHURCH ST LOCKPORT NY 14094	0.49 SW	+ 81	N/A
39	SPILLS	SHERWOOD 0504468/CLOSED	120 CHURCH STREET LOCKPORT NY 14094	0.49 SW	+ 81	N/A
40	SPILLS	SHERWOOD MACHINE 9975684/CLOSED	63 CALEDONIA STREET LOCKPORT NY 14094	0.49 SW	+74	N/A
41	SPILLS	FIRE AT INDUSTRY 9705400/CLOSED	MILL ST / FROST ST LOCKPORT NY 14094	0.50 NW	-35	N/A
42	SPILLS	MICROPULVERIZING 9705262/CLOSED	45 FROST LOCKPORT NY 14094	0.50 NW	-35	N/A
42	SPILLS	MICRO PULVERIZING 9705104/CLOSED	45 FROST STREET LOCKPORT NY 14094	0.50 NW	-35	N/A
43	STATE	NYEG - TRANSIT STREET - LOCKPO 912098	BETWEEN LAGRANGE and SANTON LOCKPORT NY 14094	0.81 SW	+79	N/A
44	RCRACOR	VAN DE MARK CHEM CO INC IND LA NYD991290529/CA	MILL ST LOCKPORT NY 14094	0.83 NW	-39	N/A
44	RCRATSD	VANDEMARK INC NYD003116192/TSD	1 N TRANSIT RD LOCKPORT NY 14094	0.83 NW	-39	N/A
44	STATE	VAN DE MARK CHEMICAL COMPANY 933089	MILL STREET LOCKPORT NY 14094	0.83 NW	-39	N/A
44	RCRATSD	VAN DE MARK CHEM CO INC IND LA NYD991290529/TSD	MILL ST LOCKPORT NY 14094	0.83 NW	-39	N/A
44	RCRACOR	VANDEMARK INC NYD003116192/CA	1 N TRANSIT RD LOCKPORT NY 14094	0.83 NW	-39	N/A
45	STATE	NORTON LABS 932029 HISTORIC	520-21 MILL STREET LOCKPORT NY 14094	0.99 NW	-58	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
22	SPILLS	YELLOW GOOSE MARKETS 0903585/CLOSED	274 WALNUT ST. LOCKPORT NY 14094	0.38 SW	+ 97	N/A
23	SPILLS#0	AVIVA 8706119/CLOSED	WASHBURN and WALNUT STS LOCKPORT NY 14094	0.38 SW	+ 97	N/A
24	SPILLS	APEX CONSULTING SERVICES 9312997/CLOSED	20 MARKET STREET LOCKPORT NY 14094	0.40 SW	+ 95	N/A
25	SPILLS	F W ROBERTS MANUFACTURING 9609646/CLOSED	73 LOCK STREET LOCKPORT NY 14094	0.40 SW	+ 72	N/A
25	LUST	F W ROBERTS MANUFACTURING 9609646/CLOSED	73 LOCK STREET LOCKPORT NY 14094	0.40 SW	+ 72	N/A
26	SPILLS	HARRISON RADIATOR 9413671/CLOSED	WASHBURN AVENUE LOCKPORT NY 14094	0.40 SW	+ 97	N/A
27	SPILLS	JAMESTOWN CONTAINER 0550202/CLOSED	85 GRAND STREET LOCKPORT NY 14094	0.40 SW	+79	N/A
28	SPILLS	MICHAEL MEYERS 9102260/CLOSED	123 VINE STREET LOCKPORT NY 14094	0.41 SE	+92	N/A
29	SPILLS#0	REID PETROLEUM 8701157/CLOSED	98 WASHINGTON STREET LOCKPORT NY 14094	0.41 NW	+ 84	N/A
30	STATE	COMMERCE SQUARE 932141	210 WALNUT STREET LOCKPORT NY 14094	0.42 SW	+ 97	N/A
31	SPILLS#0	FERREE PLASTICS 8705788/CLOSED	180 VAN BUREN STREET LOCKPORT NY 14094	0.42 NE	-9	N/A
32	SPILLS	COMMERCE SQUARE 9975547/CLOSED	210 WALNUT STREET LOCKPORT NY 14094	0.43 SW	+ 98	N/A
32	LUST	COMMERCE SQUARE 9975547/CLOSED	210 WALNUT STREET LOCKPORT NY 14094	0.43 SW	+ 98	N/A
33	SPILLS	NYSEG POLE 6 9605504/CLOSED	112 GRAND STREET LOCKPORT NY 14094	0.44 SW	+ 83	N/A
34	SPILLS	LICATA BROS 9805389/CLOSED	20 LOCK STREET LOCKPORT NY 14094	0.46 SW	+ 66	N/A
35	SPILLS	LOWELL PROPERTY 9213785/CLOSED	198 MILL STREET LOCKPORT NY 14094	0.47 NW	-35	N/A
35	STATE	FLINTKOTE COMPANY 932071 HISTORIC	CLINTON STREET AND OLD MAG LOCKPORT NY 14094	0.47 NW	-35	N/A
35	STATE	EIGHTENMILE CREEK CORRIDOR 932121	62, 70, 198 and 300 MILL ST LOCKPORT NY 14094	0.47 NW	-35	N/A
36	SPILLS	HARRIS AUTO TANK LEAK 9507866/CLOSED	34 JUNIPER STREET LOCKPORT NY 14094	0.47 SE	+ 99	N/A
37	SPILLS	NYSDOT 9302912/CLOSED	LAKE AVENUE and CANAL LOCKPORT NY 14094	0.49 NE	-7	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
	FINDS	MEADOW LAKE SUBDIVISION 110019412973/FRS	WOODHAVEN DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	NEW YORK STATE CANAL CORP NY0002166783	RICHMOND AVE LACK 35 E LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	NCRDD LOCKPORT Canal LANDFILL 110007142460/FRS	RICHFIELD ST LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	NATURAL GAS PIPELINE INSTALL AT 110019606523/FRS	200 FLETCHER LOCKPORT RT LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	HOMETOWN WOODLANDS PHASE II 110024766118/FRS	NORTHWEST INTERSECTION OF R LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	MILDO CREEK and DONNER BROOK SE 1100193001094/FRS	MILDO CREEK and DONNER BROOK LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	JEFFREY/EILEEN KRAMER PROPERTY 110019739639/FRS	MOYER RD ROYALTON NY 14094	NON GC	N/A	N/A
	FINDS	AKB - WILSON RD EAST(MINE) 110019350290/FRS	EAST OF WILSON RD 2000 FT N LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	MERITT SCHOOL 110026794921/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	MEADOWBROOK ESTATES 110019413373/FRS	OLD BEATTIE RD LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	MATERIALS RECOVERY FACILITY/FR 110019350642/FRS	NORTH OF THE JUNCTION OF HE LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	LAKE AVE BRIDGE 110019284709/FRS	LAKE AVENUE AT MARKET ST LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	JOHN E. POUND ES 110022733823/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	KELLEY SCHOOL 110025693042/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	NEW YORK STATE CANAL CORP 110004532239/FRS	RICHMOND AVE LOCK 35 E LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	PLEASANT ACRES SUBD-GRAVITY SE 110019678270/FRS	N/A	NON GC	N/A	N/A
	FINDS	MEADOWBROOK SUBDIVISION 110019413874/FRS	OLD BEATTIE RD LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	STA 138 NYD980783385	OAKWOOD ST PENDLETON NY 14094	NON GC	N/A	N/A
	FINDS	CITY OF LOCKPORT/SUMMITT STREE NYD942730467	SUMMITT ST LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	HERITAGE POINT SUBDIVISION 11001918944/FRS	6697 TRANSIT ROAD (NYS ROUTE) LOCKPORT NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

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JOB: 10B2905

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FINDS		LOCKPORT CITY OF SUMMITT STREE 1100080048/FRS	SUMMITT ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LENNERT PROPERTY 11002302003/FRS	6282 CROSBY RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LARUSSO FARM 1100195844/2FRS	8106 SINOMAS RD ROYALTON NY 14094	NON GC	N/A	N/A
FINDS		THOMAS/JOAN CLASS PROPERTY 110019411769/FRS	5618 TONAWANDA CREEK ROAD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		THE GULF 110019056297/FRS	GULF CREEK NIAGARA ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		THE COTTAGES AT HIDDEN LAKE SU 110019055906/FRS	BOWMILLER RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		TENNECO STA 230C CA NY0001436328	LOCKPORT JUNCTION RD CAMBRIA NY 14094	NON GC	N/A	N/A
FINDS		STONE ROAD BRIDGE 110024763781/FRS	STONE RD OVER 18 MILE CREEK LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		PHILIP SEIFERTH PROPERTY 110019700493/FRS	PART OF 6264 BARTZ ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		STATION 138 110008015744/FRS	OAKWOOD ST PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		OLD BEATTIE ROAD DRAINAGE DITCH 110019784358/FRS	OLD BEATTIE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ST JOHNS CATHOLIC SCHL 110020938324/FRS	CHESTNUT and ANN ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		SPERRY READINGTON NY190532568	MILITARY RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		SPARKTECH POLYCOM 110015970145/FRS	4921 IDA PARK DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		POWER TRANSMISSION LINE ALONG 110015480232/FRS	CROSBY RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		POND SCHOOL 110023865977/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		PWELITA PROPERTY 110019666066/FRS	LOCUST STREET EXTENSION LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		PIVOT PUNCH CORP 110019677875/FRS	6550 CAMPBELL BLVD PORTER NY 14094	NON GC	N/A	N/A
FINDS		PENDLETON TOWN DITCH NO 1 110019723824/FRS	MEYER ROAD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		PENDLETON MS4 STORM SEWERS 110019293664/FRS	TOWN-WIDE PENDLETON NY 14094	NON GC	N/A	N/A

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Sites Summary Report

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LOCKPORT NY 14094

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Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
ERNS		INTERSECTION OF LOCKPORT AN NRC-927147/FIXED	INTERSECTION OF LOCKPORT AN LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		DYSINGER RD NRC-783267/MOBILE	LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		6500 BLOCK OF BEAR RIDGE RD NRC-568442/MOBILE	PENDLETON NY 14094	NON GC	N/A	N/A
RCRAGN		NYSDOT PIN 1064279 NY1908699242/VGN	1490 RAMPS OVER R MOSES PK LEWISTON NY 14094	NON GC	N/A	N/A
RCRAGN		NIAGARA CO BIN J36730 NY000165555/LGN	OLD NIAGARA RD BRIDGE OVER LOCKPORT NY 14094	NON GC	N/A	N/A
RCRAGN		LOCKPORT ENERGY ASSOCIATES LP NY1907030020/VGN	1 RTE 270 and PLANT RD 7 LOCKPORT NY 14094	NON GC	N/A	N/A
RCRAGN		ASPEN DENTAL NY000177386/VGN	5770 TRANSIT RD LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		STATE ROUTE 78 5900 SOUTH TRAN NRC-591296/MOBILE	STATE ROUTE 78 5900 SOUTH T LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DUNSAULT CHEMICAL 110023263943/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		HALL APPLE FARM 110032626415/FRS	6109 RUDLMAN RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		GEORGE SOUTHAUD ES 110022274109/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		GEORGE SOUTHAUD ELEMENTARY SCH 110037027062/FRS	6345 LOCUST STREET EXTENSIO LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		GAS MAIN 110019191435/FRS	N/A LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		FLINTKOTE 110023263952/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		EMPIRE ENERGY - NIAGARA COGENE 110017401989/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		EMMET BELKNAP MS 110022274091/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ECKERD and RETAIL PLAZA 110019198571/FRS	459 SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		EASTPOINTE SUBDIVISION 110019201068/FRS	AMANDA LN LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		EAST HIGH STREET CULVERT 110031003857/FRS	E HIGH ST WEST OF KECK RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LOCKPORT HIGH SCHOOL 110020937842/FRS	250 LINCOLN AVE LOCKPORT NY 14094	NON GC	N/A	N/A

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Sites Summary Report

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LOCKPORT NY 14094

JOB: 10B2905

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FINDS		OLD ORCHARD ESTATES 110019725375/FRS	MEYER ROAD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		OLD ENGLISH RD DRAINAGE DITCH 110019783368/FRS	E OF ERNEST RD BETWEEN OLD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		STONE ROAD and SUNSET DRIVE WA 110019144705/FRS	STONE ROAD and SUNSET DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		SCHOOL BUS ACCIDENT GLENDALE D NRC-921315/MOBILE	SCHOOL BUS ACCIDENT GLENDALE LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		CITY OF LOCKPORT WIDEWATER MAR 110033192275/FRS	EAST MARKET STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		CITY OF LOCKPORT INTERCONNECTI 110019626948/FRS	ROBINSON RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		CHARLOTTE CROSS EARLY CHLDRH C 110021417509/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		BOCK PROPERTY 110019600118/FRS	KINNE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		BLOCK CHURCH RD AT TONAWANDA C 110019607077/FRS	BLOCK CHURCH RD AT TONAWAND LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		BELLA VISTA GROUP 110019654346/FRS	TRANSIT and HAMB ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		BELKNAP SCHOOL 110026047935/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ASHLEIGH ROSE ESTATES LOTS 1 T 110019739899/FRS	DAY RD AND WATERFORD DR LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ANNA MERRITT ES 110022272663/FRS	389 GREEN ST LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		NRC-624410/MOBILE	OLD BEATTIE RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		CROSBY ROAD DRAINAGE DITCH 110019232007/FRS	EAST OF CROSBY ROAD AND NOR LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		STATE ROAD 270 (CAMPBELL BLVD) NRC-520745/MOBILE	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LOCKPORT ENERGY ASSOCIATES LP 110008085184/FRS	1 RTE 270 and PLANT RD 7 LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		S TRANSIT RD AND HERITAGE POIN NRC-500221/MOBILE	S TRANSIT RD AND HERITAGE P LOCKPORT NY 14094	NON GC	N/A	N/A
ERNS		PLANK ROAD INTERSECTION NRC-624268/RAILROAD	LOCKPORT NY	NON GC	N/A	N/A
ERNS		LOCUST STREET EXTENSION NRC-896213/MOBILE	LOCUST STREET EXTENSION LOCKPORT NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

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FINDS		DYSINGER ROAD TRANSMISSION LIN 110019216463/FRS	DYSINGER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		COURTHOUSE 110020904233/FRS	NIAGARA and HAWLEY STREETS LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DON S COLLISION 110019384457/FRS	5130 LOCKPORT RD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		DUMTAR INDUSTRIES 110011785470/FRS	72 STEVENS ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DEWITT CLINTON SCHOOL 110020904226/FRS	85 N ADAMS ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DEWITT CLINTON ES 110022274082/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DEWITT CLINTON ELEMENTARY SCH 110037027053/FRS	85 NORTH ADAMS STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DESALES HIGH SCHOOL 110025699849/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DEERHURST SUBDIVISION 110019328761/FRS	RAPIDS ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DEC WETLAND LP-23 110019333504/FRS	N/A LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		DALE ROAD BRIDGE 110019632361/FRS	DALE RD BRIDGE OVER 18 MILE HARTLAND NY 14094	NON GC	N/A	N/A
FINDS		CROSS SCHOOL 110025699634/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		HARVEST RIDGE SUBDIVISION 110019046147/FRS	OLD BEATTIE RD TO RAYMOND R LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		E BR EIGHTEENMILE CR AND ITS T 110019671443/FRS	BETWEEN CHESTNUT RIDGE RD (N ROYALTON NY 14094	NON GC	N/A	N/A
SPILLS		SPOILS AREA 0750352/CLOSED	OLD NIAGARA ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		WATER TREATMENT PLANT 0605419/CLOSED	STATE ST LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		ON THE ROADWAY 1005981/CLOSED	GOODING and WASHINGTON LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		ORCHARD ESTATES 0512082/CLOSED	ORCHARD ESTATE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		PARKING LOT 0273433/CLOSED	WEST JACKSON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		PERFECT TOUCH BODY SHOP 9513256/CLOSED	OLD BEATTIE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A

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Sites Summary Report

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Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
	SPILLS	PLANK RD AND 0206723 CLOSED	GOODING RD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	POLE TOP 25 1002036 ACTIVE	WALNUT AND WASHBURN ST LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ROAD SPILL 9108939 CLOSED	TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	OIL ON ROADSIDE 9404079 CLOSED	SANTON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ROADWAY 0813628 CLOSED	SOUTH TRANSIT RD AND HERITA LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	OIL IN RETENTION POND 9801275 CLOSED	EAST HIGH STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	STRUCTURE 609 0712552 CLOSED	NAT GRID RIGHTOFWAY 411 L LOCKPORT NY	NON GC	N/A	N/A
	SPILLS	THRIFTY 0652004 CLOSED	472 W MAIN ST LOCKPORT NY	NON GC	N/A	N/A
	SPILLS	THRIFTY OIL 9308303 CLOSED	3999 DB ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	VACANT PROPERTY 9100361 CLOSED	STATE RD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	VANDEMARK CHEMICALS 0200583 CLOSED	RATTLE SNAKE HILL LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	VEHICLE HIT POLE 9706761 CLOSED	116 MAPLETON ROAD PENDELTON NY 14094	NON GC	N/A	N/A
	SPILLS	VEHICULAR ACCIDENT 0651784 CLOSED	0800 STREET LOCKPORT NY	NON GC	N/A	N/A
	FINDS	LOCKPORT ENERGY ASSOCIATES LP NY078703020	I-19E 270 and PLANT RD 7 LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ROADSIDE DITCH 0375133 CLOSED	OAKHURST DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NWFAE STATION 0911943 CLOSED	3745 LOCKPORT-OLCUTT RD LOCKPORT NY	NON GC	N/A	N/A
	SPILLS	LEAKING TRUCK 9610641 CLOSED	BEAR RIDGE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	LINE 64 POLE 77 0107192 CLOSED	NIAGARA ST LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	LOCKPORT GAS AND ELECTRIC POLE 0901628 CLOSED	4326 PUDDY RD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	LOCKPORT JUNCTION RD 0211272 CLOSED	LOCKPORT JUNCTION RD LOCKPORT NY 14094	NON GC	N/A	N/A

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	SPILLS	LOCKPORT STATION 1001114 ACTIVE	707 INNAN RD LOCKPORT NY	NON GC	N/A	N/A
	SPILLS	LUTHERAN CHURCH 0912446 ACTIVE	6369 WOLCOTTVILLE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	MANURE SPREADING 0300443 CLOSED	WILSON, YOUNGSTOWN and ELITCH LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	MC CONIGLE and HILGER TRUCK 9207486 CLOSED	GOODING STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ON ROADWAY 0601834 CLOSED	LOCKPORT NY PASS LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	MODERN DISPOSAL 9206353 CLOSED	ROUTE 104 LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	WHITEHEAD AUTOMOBILE 8911474 CLOSED	PINE STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIA COUNTY SEWER DIST. 1 9110302 CLOSED	HIDDEN OAK DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIAGARA COUNTY HWY DEPT 9503389 CLOSED	TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIAGARA MOHAWK 9511596 CLOSED	WHEELER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIAGARA MOHAWK POLE 6 9904927 CLOSED	WHEELER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIAGARA MOHAWK POLE 4604 9403698 CLOSED	PLANK ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NYS EandG POLE 75 9703839 CLOSED	MARKET STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NYS EandG POLE 87 AT WALKER 9614958 CLOSED	5782 OLD MILLER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	1600 STREET BETWEEN BYPAS 0212650 CLOSED	ALLEGANY LUMBER LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	KCI TELECOMMUNICATIONS 9010354 CLOSED	OAK LANE LOCKPORT NY 14094	NON GC	N/A	N/A
	LIST	PROPERTY 7859-60123 UNREGULATED	5739 STONE RD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	VILLAGE MOBILE HOME PARK 0908076 CLOSED	HOLLY DRIVE LOT 224 LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	8101337 UNKNOWN	LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	8502397 UNKNOWN	BARGE CANAL LOCKPORT NY 14094	NON GC	N/A	N/A

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	SPILLS	8202224 UNKNOWN	LOCKPORT NY 14094	NON GC	N/A	N/A
	SWI	LOCKPORT (T) Canal LANDFILL 9-2013 INACTIVE	SLAYTON SETTLEMENT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SWI	NIAGARA COUNTY REFUSE DISPOSAL 9-2305 INACTIVE	ROUTE 93 BYPASS LOCKPORT NY 14094	NON GC	N/A	N/A
	SWI	-32D12 HST FORM ACTIVE	LOCKPORT NY 14094	NON GC	N/A	N/A
	LIST	BH - YAHOO INC. 19359-601179 ACTIVE	5319 ENTERPRISE DRIVE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	TRY WAY STATION 8806505 CLOSED	TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	LIST	NIAGARA-LOCKPORT ENTERPRISES 19359-601072 ACTIVE	5827 SOUTH TRANSIT RD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	THREE FARMS 8708632 CLOSED	THREE FARMS LOCKPORT-WILSON NY 14094	NON GC	N/A	N/A
	LIST	CITY OF LOCKPORT 9401345 CLOSED	MARKET STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	LIST	LEAKING DIESEL LIST 0473295 CLOSED	STONE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	LIST	NIAGARA COUNTY 8801918 CLOSED	PARK AVENUE LOCKPORT NY 14094	NON GC	N/A	N/A
	IBMX	HAZE EXPRESS INC. 1998110002 HIGHWAY (FOR HIRE)	GRAND AND CHURCH LOCKPORT NY 14094	NON GC	N/A	N/A
	IBMX	MATLACK INC. 1996040006 HIGHWAY (FOR HIRE)	IN FACILITY LOCKPORT NY 14094	NON GC	N/A	N/A
	NOTED	HALL APPLE FARM 600037022 EPCRA	6100 RUTLAND RD LOCKPORT NY 14094	NON GC	N/A	N/A
	BROWNFIELD	6157 SOUTH TRANSIT ROAD SITE C912130 BCP	6157 SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	TRIBALLAND	BUREAU OF INDIAN AFFAIRS CONTRA DIA-14094	UNKNOWN NY 14094	NON GC	N/A	N/A
	LIST	CITY OF LOCKPORT 19359-600501 ACTIVE	WIDEWATERS MARINA LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	HICKORY CLUB PARK 8809584 CLOSED	OAKHURST ST HICKORY PARK LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	WIDE WATERS MARINA 0902934 CLOSED	MARKET ST LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	8502397 UNKNOWN CLOSED	BARGE CANAL LOCKPORT NY 14094	NON GC	N/A	N/A

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Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
	SPILLS	ABANDONED DRUMS 8904573 CLOSED	PLANK ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ALLAN LOGGING 8809934 CLOSED	LOCKPORT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	CONTAMINATED POND 8809051 CLOSED	LOCKPORT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	DANS PAVING AND MAINT. 8902732 CLOSED	SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ERIE CANAL 8808185 CLOSED	ERIE CANAL LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	ERIE CANAL 8900512 CLOSED	ERIE CANAL LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	WIDEWATERS MARINA 8805514 CLOSED	WIDE WATERS MARINA LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	HICKORY CLUB PARK 8809576 CLOSED	OAKHURST ST HICKORY PARK LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	IN ROAD 0375086 CLOSED	UPPER MOUNTAIN ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NATURAL GAS 8805120 CLOSED	SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NIAGARA COUNTY 8801918 CLOSED	PARK AVENUE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	NYSEG 8806064 CLOSED	SANTON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	OIL SEEP BARGE CANAL 8808466 CLOSED	ERIE BARGE CANAL LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	PARK LANE CIRCLE 8900256 CLOSED	PARK LANE CIRCLE APTS LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	RELCO TRUCKING 8904329 CLOSED	EAST AVENUE LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	SANTA ROSA TRUCKING 8808722 CLOSED	ROUTE 78 LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	SK TRANSPORTATION 8801433 CLOSED	DYSINGER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	SPILLS	GREAT LAKES CONTAINER 8907315 CLOSED	JACKSON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	TRIBUTARY 4 OF MUD CREEK 110019275096 FR5	BETWEEN SIMAS ROAD AND DYSI ROYALTON NY 14094	NON GC	N/A	N/A
	SPILLS	LEAKING DIESEL LIST 0473295 CLOSED	STONE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
FINDS		SADLO LUMBER and WOOD PRODUCTS 110019420875/FRS	4550 MAPLETON ROAD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		SAUNDERS PROPERTY 110019394145/FRS	5780 DONNER ROAD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		SHERWOOD GAUGE LINE 110019588335/FRS	EXCHANGE and MARKET STREETS LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		SHRIP SHORE RESTAURANT 110019566364/FRS	5612 TONAWANDA CREEK RD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		SHOOP PROPERTY 110019263045/FRS	CHURCH ROAD CAMBRIA NY 14094	NON GC	N/A	N/A
FINDS		SIMMONS STEEL NY1012842217	P O BOX 509 LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		TONAWANDA CREEK RD 110019732768/FRS	TONAWANDA CREEK RD BETW ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		REGULATED WETLAND LP-23 110019732721/FRS	N/A LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		TOWN DRAINAGE DITCH 1B 110019503207/FRS	MEYER ROAD SOUTH TO FORMER PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		RAW WATER TRANSMISSION MAIN CO 110019595883/FRS	CITY OF LOCKPORT RIGHT-OF-W LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ULRICH BUSINESS PARK 110019329483/FRS	DAVIDSON ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		UNITED PARCEL SERVICE - LOCKPO 110019241485/FRS	68 SIMMONS STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		UPSON CO 110019239019/FRS	STEVENS ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		UPSON COMPANY INC. NYD002104453	STEVENS STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		UPSON SCHOOL 110025667142/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		USARBY NINE DAT NF16 NY000104651	NIAGARA LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		USEPA REGION II ELECTRIC 110029250110/FRS	4922 LOCKPORT IND PK LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		USEPA REGION II 110029026391/FRS	PEADLETON HWY LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		TONAWANDA CREEK STREAMBANK 110019054446/FRS	TONAWANDA CREEK ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NORTH BUFFALO SUBURBAN 110037971727/FRS	UNKNOWN LOCKPORT NY	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
FINDS		LOCKPORT HS 1100227331/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LOCKPORT LP 110013981835/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		LOCKPORT SAVINGS BANK 110019535555/FRS	TRANSIT and TONAWANDA CREEK PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		LOVELAND RD 110019520981/FRS	LOVELAND RD BETWEEN TOWNLIN WHEATFIELD NY 14094	NON GC	N/A	N/A
FINDS		LWA PLANT NYD96876381	OHIO STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NIAGARA COUNTY CAMPING RESORT 110019614880/FRS	7369 WHEELER ROAD HARTLAND NY 14094	NON GC	N/A	N/A
FINDS		NIAGARA COUNTY JAIL 110022733777/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NIAGARA MOHAWK LOCKPORT STA NYD000329532	HENMAN RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		ROY KELLEY ES 110022733597/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NORTH AMERICAN ENERGIES 110023855451/FRS	RT 270 and RD 7 LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		VILLAGE HOME PARK 110019347401/FRS	TRANSIT ROAD NEAR ROBINSON LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NORTH PARK JUNIOR HIGH SCHOOL 110026161170/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NORTH PARK MS 110022733440/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NYS DOT D259226 110029052370/FRS	NORTH ADAMS ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NYS REGULATED WETLANDS IN NIAG 110019827927/FRS	NYS REGULATED WETLANDS LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		OAK RUN GOLF COURSE 110030753708/FRS	LAKE ROAD LOCKPORT NY	NON GC	N/A	N/A
FINDS		OCCIDENTAL ELECTROCHEMICALS 110007149632/FRS	OHIO ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		PROSPECT ST BRIDGE OVER NYS BA 110019634555/FRS	PROSPECT ST LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		QUEEN OF HEAVEN CEMETERY 110019617333/FRS	NORTH WESTERMAN RD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		NIAGARA MS4 STORM SEWERS 110019020101/FRS	COUNTY-WIDE NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

TOTAL: 338 GEOCODED: 75 NON GEOCODED: 263 SELECTED: 0

Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
SPILLS		FARLEYS AUTO SHOP 9701649/CLOSED	ROUTES 74 AND 104 LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		CHLORINE TANK CAR 9411316/CLOSED	PARK AVENUE LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		CITY OF LOCKPORT 9393416/CLOSED	STATE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		CITY OF LOCKPORT 9401345/CLOSED	MARKET STREET LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		CORNER OF 9631605/CLOSED	STATE ST. and NORTH TRANSIT LOCKPORT NY	NON GC	N/A	N/A
SPILLS		CUSTOM CREWS 9211264/CLOSED	STATE STREET LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		DEAD GRASS ON DOT ROW 9512621/CLOSED	ROUTE 31 LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		DUMPING ANTIFREEZE 9407474/CLOSED	TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		EMPIRE PIPELINE R.O.W. 1007340/CLOSED	CROSBY ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		VAN BUREN FARM 110011024346/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		ERIE CANAL 9100973/CLOSED	TRANSIT LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		6000 BLOCK NORTHBOUND LANES 9631790/CLOSED	SOUTH TRANSIT ROAD LOCKPORT NY	NON GC	N/A	N/A
SPILLS		FLINKOTE 0373140/CLOSED	CLINTON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		FONTANA'S RESTAURANT 9112667/CLOSED	SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		GASOLINE IN PARKING LOT 9407340/CLOSED	SOUTH TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		GASOLINE IN SEWER 9612624/CLOSED	MICHIGAN AVENUE LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		GREEN BROTHERS PETROLEUM 9006266/CLOSED	HINMAN ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		HASELEY TRUCKING 9401243/CLOSED	ROUTE 93 LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		IN FRONT OF APARTMENT BUILDING 1007228/CLOSED	6493 DYSINGER LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WHITE TRANSPORTATION I 37845916-11386/EPA BROWNFIELD	30 MILL STREET LOCKPORT NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

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LOCKPORT NY 14094

JOB: 10B2905

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Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev/Diff	Page No.
SPILLS		EMPIRE PIPELINE R.O.W. 1007338/ACTIVE	CROSBY ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WICKS ROAD BRIDGE 110019075176/FRS	EAST BRANCH EIGHTEEN MELE C LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		ISO-CHEM EMPLOYEE EXPOSUR 0473145/CLOSED	MILL STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WALCK TRUCK PARKING SITE 110019183117/FRS	LOCKPORT RD PENDLETON NY 14094	NON GC	N/A	N/A
FINDS		WALNUT ST 110019136205/FRS	WALNUT STREET - END OF WILL LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WASHINGTON HUNT SCHOOL 110022733666/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WASHINGTON HUNT SCHOOL 110026403755/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WATER TRANSMISSION MAIN 110019131456/FRS	N/A LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WATER TREATMENT PLANT 110020938315/FRS	SUMMIT STREET LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WELLINGTON HEIGHTS SUBDIVISION 110019374372/FRS	EAST SIDE OF BEATTIE RD BET LOCKPORT NY 14094	NON GC	N/A	N/A
SPILLS		ABANDONED DRUMS 9414304/CLOSED	DONNER ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WHEELER ROAD BRIDGE 110024764986/FRS	WHEELER RD HARTLAND NY 14094	NON GC	N/A	N/A
SPILLS		Amco INC 9109730/CLOSED	TRANSIT ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WILLOW WOOD SUBDIVISION 110019062315/FRS	TONAWANDA CREEK ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WILSON ROAD SAND PIT 110019057438/FRS	WEST OF WILSON RD ABOUT 0.5 LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		WRIGHTS CORNERS SCHOOL 11002666734/FRS	LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		YOUNG'S BRIDGE OVER NYS BARGE 110019848012/FRS	COLD SPRINGS RD OVER CANAL LOCKPORT NY 14094	NON GC	N/A	N/A
FINDS		110020937833/FRS	LOCKPORT MEMORIAL HOSPITAL LOCKPORT NY 14094	NON GC	N/A	N/A
STATE		MRS PLATING 932129	310 PARK AVE LOCKPORT NY 14094	NON GC	N/A	N/A
STATE		NYEG - STATE ROAD - LOCKPORT 932109	STATE ROAD LOCKPORT NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Sites Summary Report

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LOCKPORT NY 14094

JOB: 10B2905

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Map ID	DB Type	Site Name/ID/Status	Address	Dist/Dir	Elev Diff	Page No.
	STATE	OLD UPPER MOUNTAIN ROAD SITE 932112	OLD UPPER MOUNTAIN ROAD LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	VANCHLOR COMPANY, INC. 110018938116/FRS	55 WEST JACKSON STREET LOCKPORT NY 14094	NON GC	N/A	N/A
	FINDS	WHALEN PROPERTY 110019091533/FRS	625 EAST AVE YATES NY 14094	NON GC	N/A	N/A

Environmental FirstSearch
Street Name Report for Streets within .25 Mile(s) of Target Property

Target Property: 233 MARKET ST
LOCKPORT NY 14094

JOB: 10B2905

Street Name	Dist/Dir	Street Name	Dist/Dir
Ann St	0.12 SE		
Chapel St	0.16 NE		
Charles St	0.24 SW		
Chestnut St	0.18 SE		
Clinton St	0.15 NW		
Cold Spring Aly	0.20 SE		
Eastman Aly	0.15 SE		
Exchange St	0.07 NE		
Garden St	0.08 NE		
Jackson St	0.18 NW		
Market St	0.00 -		
Mc Collum St	0.14 SE		
Mill St	0.07 NE		
Monroe St	0.20 NW		
Scovell St	0.23 W		
Spring St	0.14 SE		
State Highway 78	0.15 NW		
Union St	0.12 SE		
Van Buren St	0.11 NE		
Wakeman Aly	0.25 SE		
Wakeman Pl	0.22 SE		
Washburn St	0.09 SW		
Water St	0.15 NW		



HISTORICAL FIRE INSURANCE MAPS

MAPS AVAILABLE

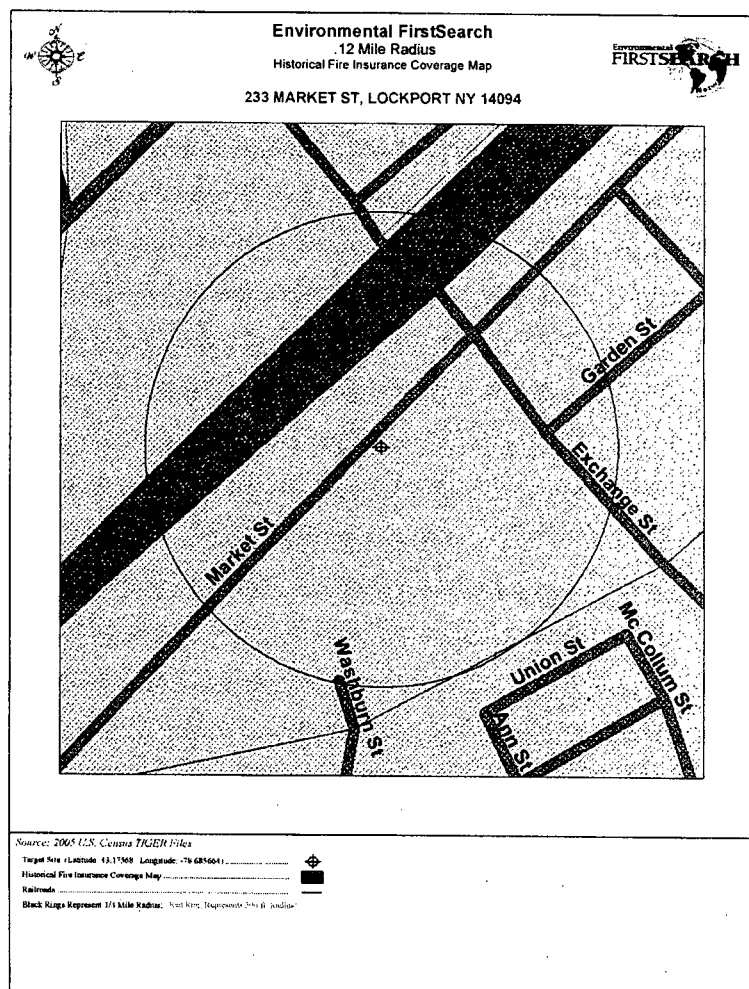
11-23-10
10B2905
233 MARKET ST
LOCKPORT NY 14094

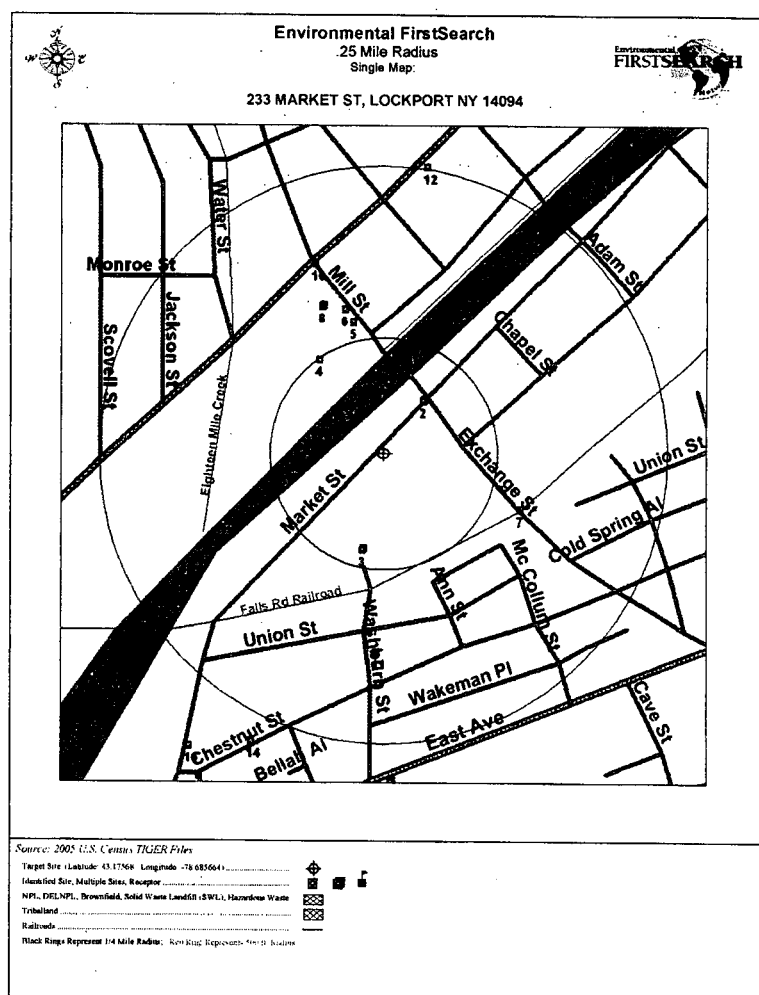
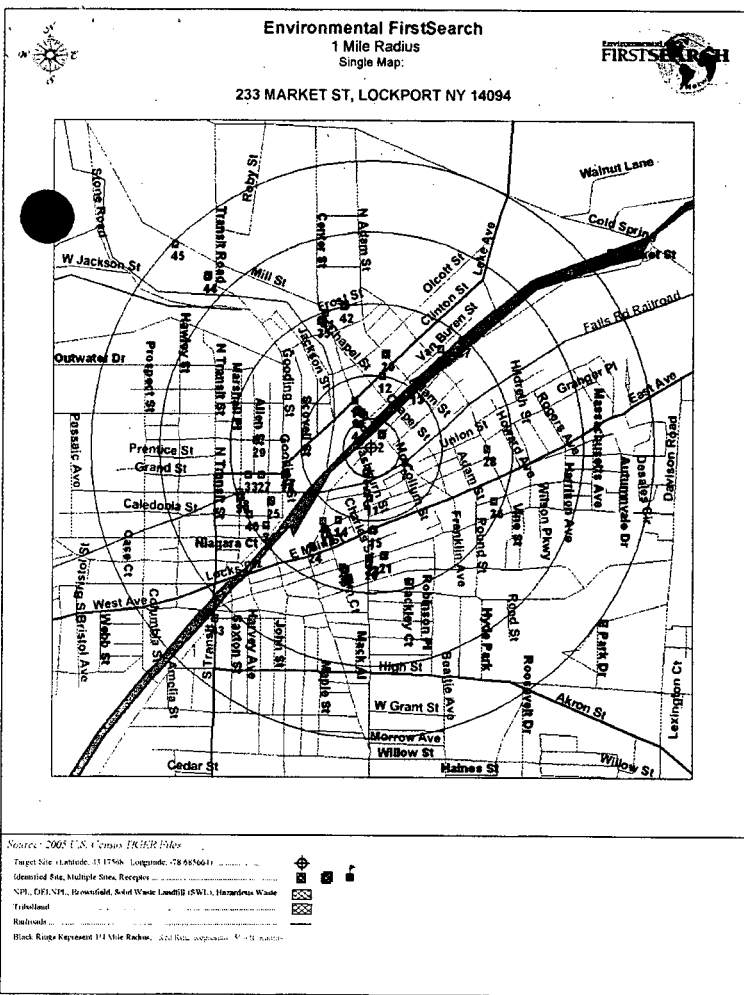
A search of FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability confirmed that there is a high probability that **MAPS ARE AVAILABLE** for the Subject Location as shown above.

FirstSearch Technology Corporation's proprietary database of historical fire insurance map availability represents abstracted information from the Sanborn® Map Company obtained through online access to the U.S. Library of Congress via local libraries.

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FIRE INSURANCE MAP ABSTRACT RESEARCH RESULTS

11/23/2010

10B2905

233 MARKET ST
LOCKPORT, NY 14094

Listed below, please find the results of our search for historic fire insurance maps, performed in conjunction with your Environmental FirstSearch® report.

State	City	Date	Volume	Sheet Number(s)
New York	Lockport	1969	none	12, abutter; 11
New York	Lockport	1948	none	12, abutter; 11
New York	Lockport	1928	none	12, abutter; 11
New York	Lockport	1919	none	12, abutter; 11
New York	Lockport	1914	none	10, abutter; 9
New York	Lockport	1909	none	9, abutter; 8
New York	Lockport	1903	none	21
New York	Lockport	1898	none	16
New York	Lockport	1892	none	16
New York	Lockport	1886	none	13

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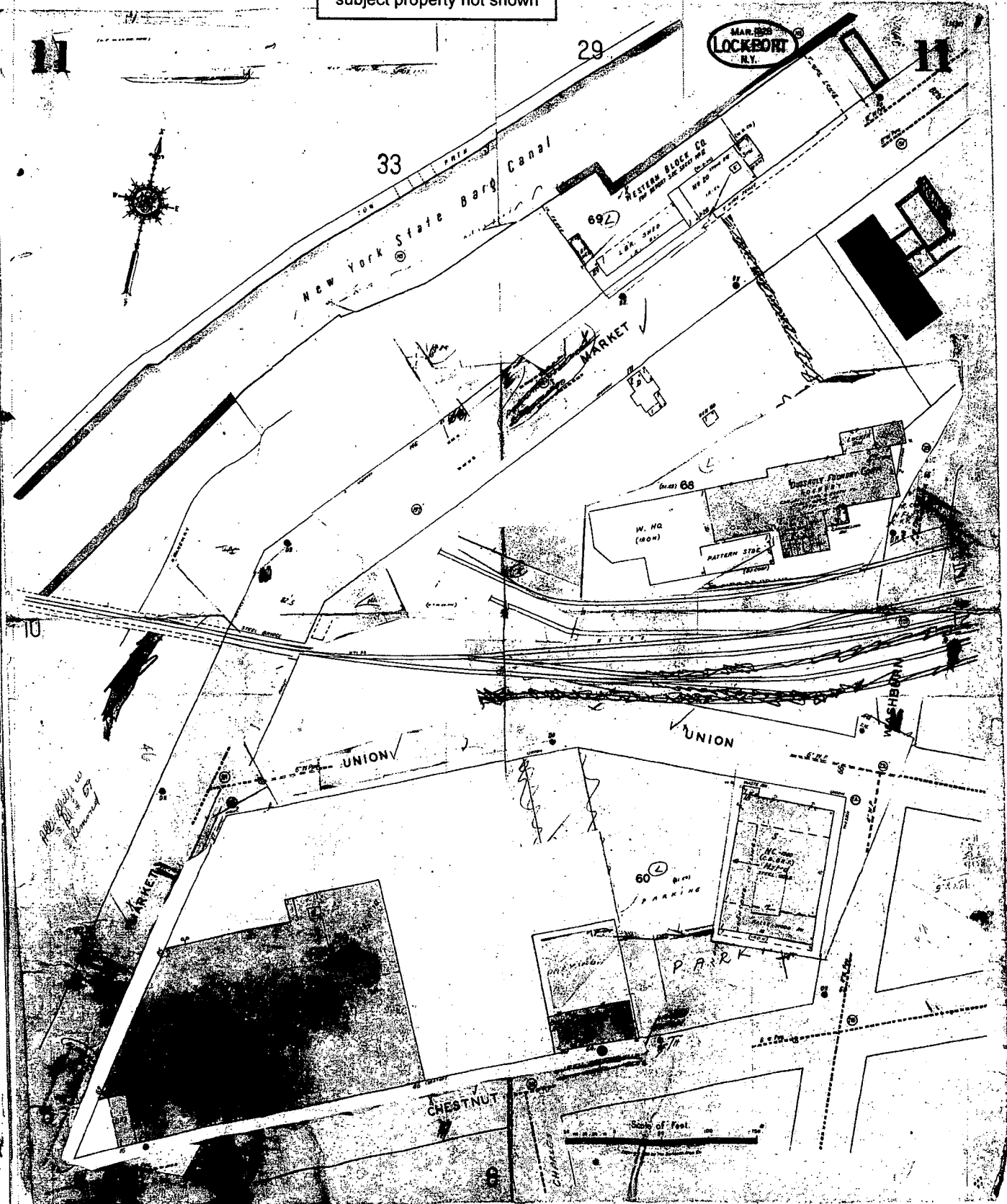
Environmental FirstSearch, Inc. Corporation

10 College Street, Norwood, MA 01949
Tel: 781-351-9470 Fax: 781-351-9471

Appendix

Supporting Documentation

subject property not shown



12

88

29

N.Y. N. 83

MAR-1528
LOCKPORT
N.Y.

12

(3493)

subject property

New York State Barge Canal

MARKET

WESTERN BLOCK CO.

GARDEN

30

WESTERN BLOCK CO.
MFRS OF POLY BLOCKS & CHAINS
MAKES DIFFERENT SIZES AND WEIGHTS OF POLY BLOCKS AND CHAINS FOR ALL PURPOSES. ALSO MAKES POLY BLOCKS AND CHAINS FOR ALL PURPOSES. ALSO MAKES POLY BLOCKS AND CHAINS FOR ALL PURPOSES.

MILL & CORY WEAVING & DYEING CO.
MFRS OF WEAVING & DYEING CO.
MAKES DIFFERENT SIZES AND WEIGHTS OF WEAVING AND DYEING CO. ALSO MAKES DIFFERENT SIZES AND WEIGHTS OF WEAVING AND DYEING CO. ALSO MAKES DIFFERENT SIZES AND WEIGHTS OF WEAVING AND DYEING CO.

SPRING

13



Hydraulic Race TUNNEL

LORDING & SHIPING
UNION

N.Y.C.R.R. STATION
Scale of Feet.

UNION

UNION

ME COLLUM

LOCKPORT MACHINE CO.
MFRS OF POWER CON. MACHINES

EVANS & LITTLE MACHINERS
PARSONS & TENNANTS
MFRS OF POWER CON. MACHINES

62

CHESTNUT

11

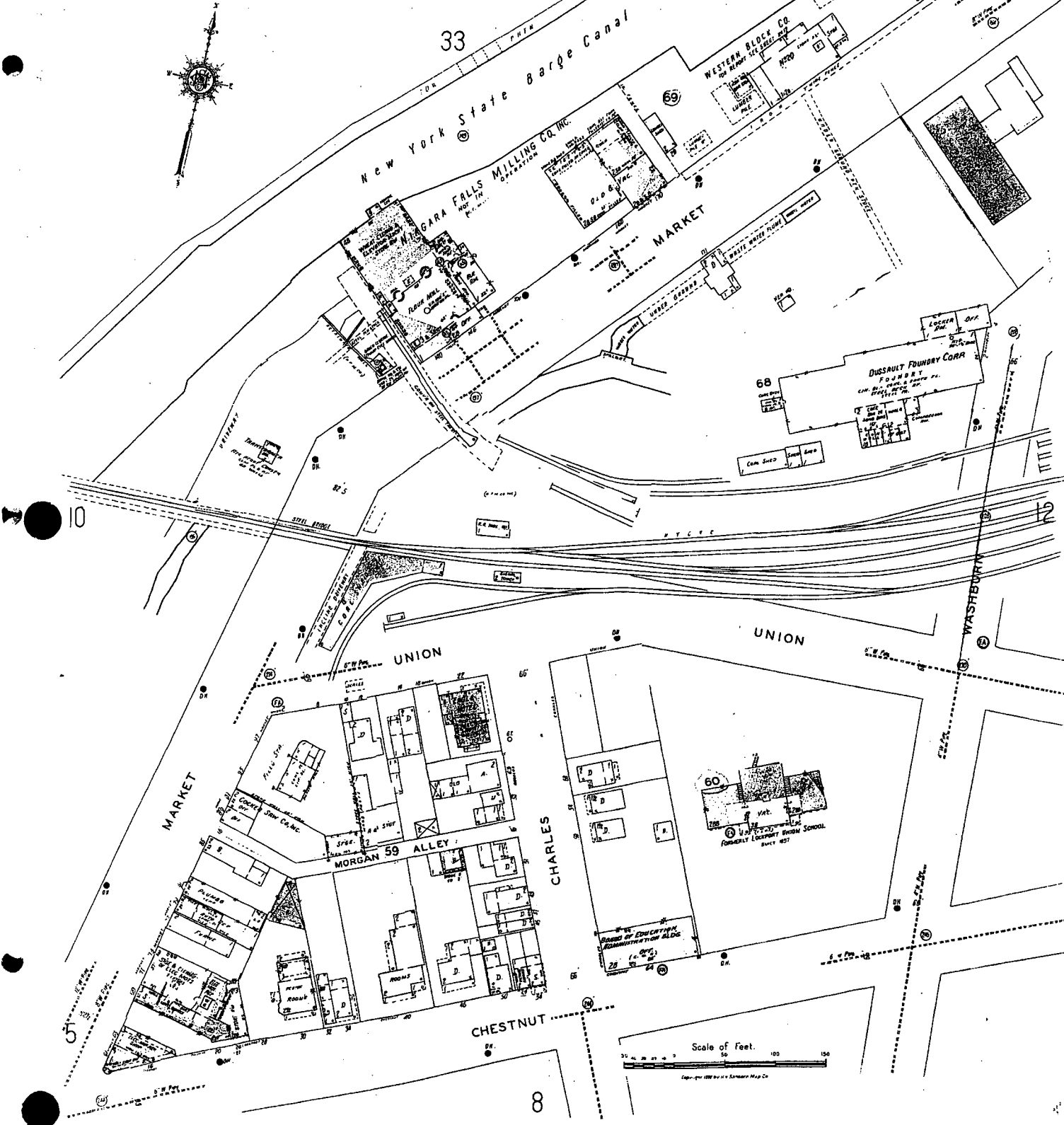
NIAGARA FALLS MILLING CO., INC.
NOT IN OPERATION
LOU-LEE SLEET POWER PLANT IN FALLS
1.7 MI. WEST OF NIAGARA FALLS
N.Y. 14094

E.Y. 4.638

subject property not shown

MAR. 1928
LOCKPORT
N.Y.

11



12

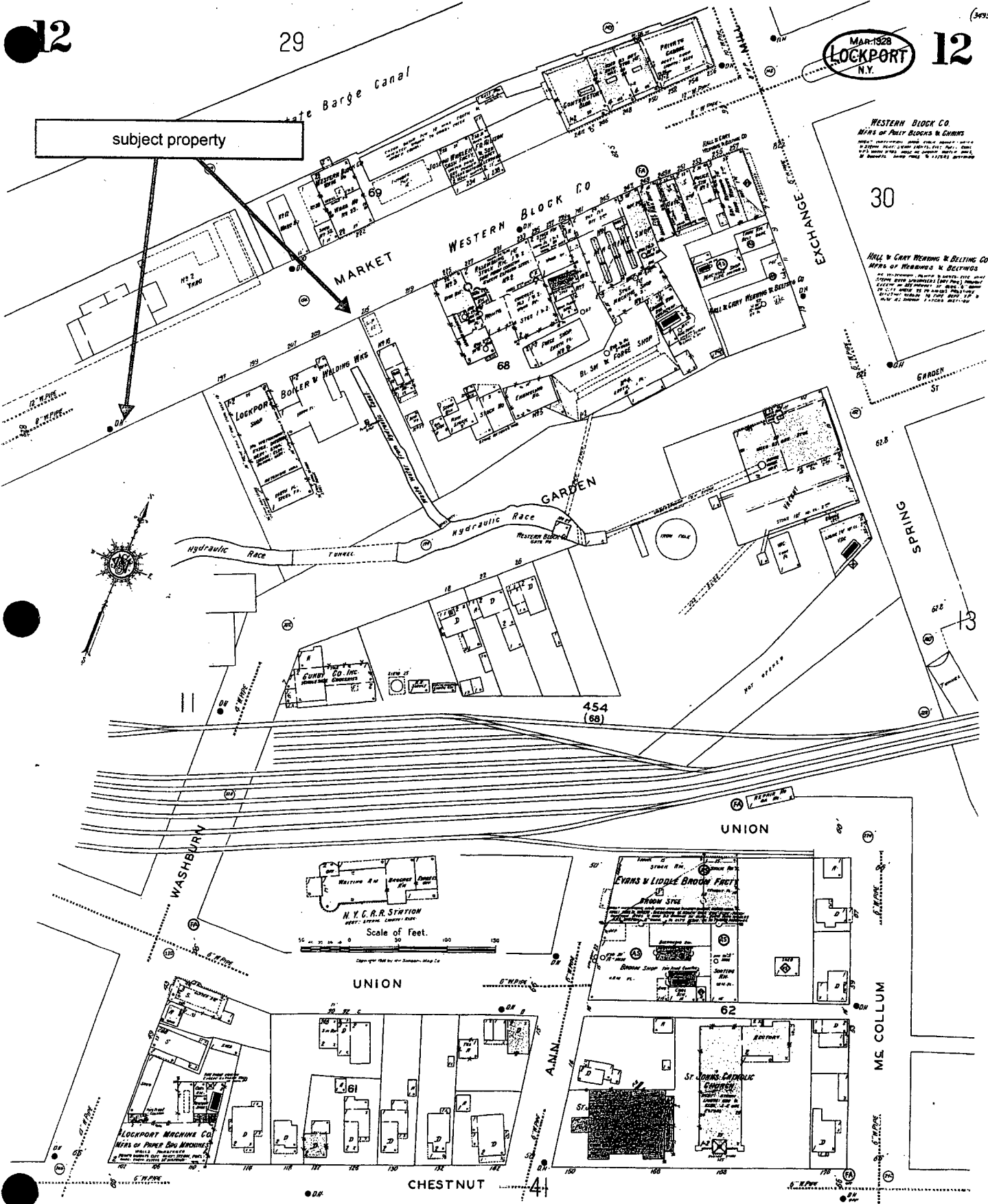
29

MAR 1928
LOCKPORT
N.Y.

12

(3493)

subject property



11

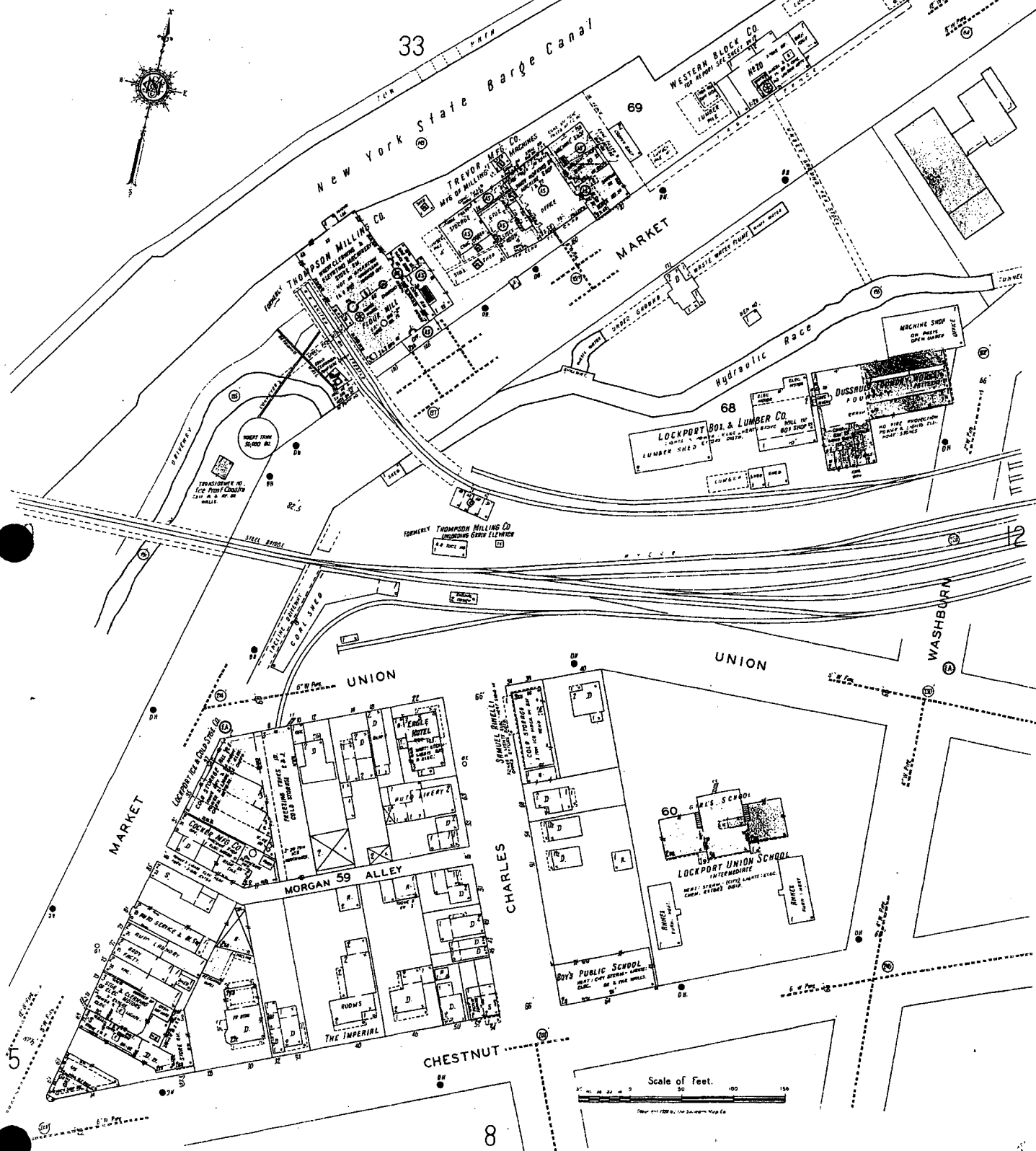
FORMERLY THOMPSON MILLING CO.
LIGHTS, ELEV., WINDMILL, WATER & LIFT SYSTEM
PUMP & MOTOR, 100 HORSEPOWER, 100' TOWER
WATER TOWER, 100' TOWER, 100' TOWER
WATER TOWER, 100' TOWER, 100' TOWER
WATER TOWER, 100' TOWER, 100' TOWER
WATER TOWER, 100' TOWER, 100' TOWER

TREYOR MFG. CO.
STEEL MILL, 100' TOWER, 100' TOWER
STEEL MILL, 100' TOWER, 100' TOWER
STEEL MILL, 100' TOWER, 100' TOWER
STEEL MILL, 100' TOWER, 100' TOWER
STEEL MILL, 100' TOWER, 100' TOWER

subject property
not shown

MAR. 1928
LOCKPORT
N.Y.

11



THOMPSON MILLING CO.

RUNS DAY & NIGHT EXCEPT SUNDAYS - MILLS & OFFICE ARE LOCATED BY
 STREAM - LIGHTS ELECTRIC POWER - WATER & CLAY PIPE (ELECTRIC
 TRENCHES) VERTICAL PIPE 3 INCHES 42 FEET IN MILL - 60
 1 MILLION 1/2 TONS DAILY IN STONE POND - 6000000 TONS
 SPINNING TOWERS NOT STATION IN MILL, BUT NORTH IN STONE
 ALPS. 20000 SPINNS 1/2 & SUPPLIED BY 8" DOWN TO CITY MAINS TO USE
 PRESSURE - 20000 ALPS OUTSIDE & INSIDE -

MILL MACHINERY -

800 INCHES WHEEL 180 PL. ELEVATIONS - 200 PL. 18 ALLS-CHAMBERS
 DOUBLE ROLL - 100 FEET - 200 PL. 2 BRAN PICKERS - 4 TON PICKERS
 40 PL. 3 ONE PICKERS - 1 BRAN STONE - 1 ROLL PICKER - 3 LBS.
 PROJECTION DUST COLLECTORS - 2 HANGING WINDMILL BOW OUTS, 3000
 CALLERS CENTRIFUGAL ROLL - 10 ALLS-CHAMBERS JAWED ROLL
 TWO 1/2 WINDMILL. BOWERS 100 FEET. 200 PL. 17 SHOT WIND ROLL
 2 SHOTWINDS - 10 ALLS-CHAMBERS ROLLERS 200 FEET - 1000 PICKER
 3 LBS. PROJECTION DUST COLLECTORS -

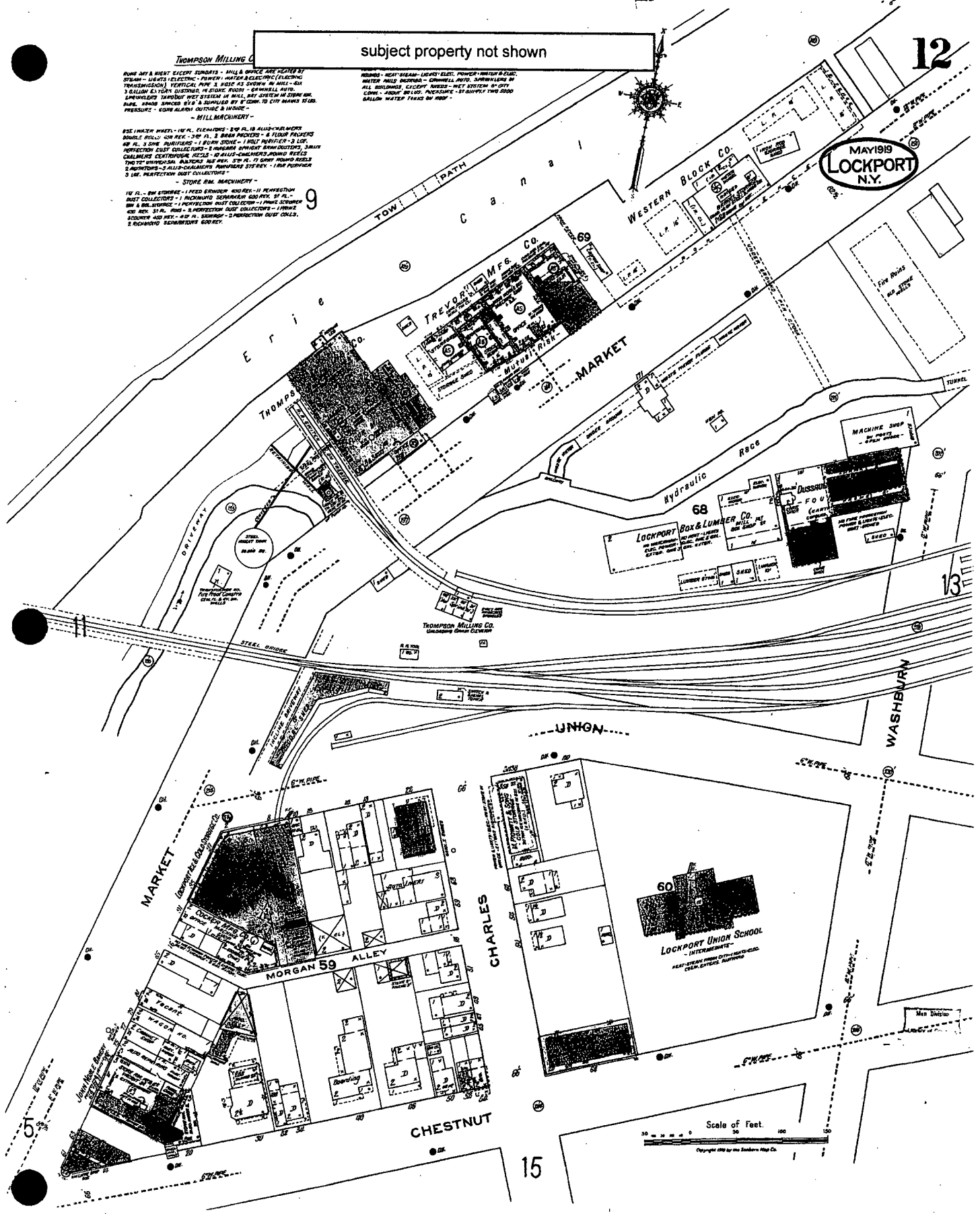
STONE ROLL MACHINERY -

10 PL. 200 STONE - 1 FEED BRIDGE - 100 FEET - 100 PICKER
 DUST COLLECTORS - 1 PICKER - 1000000 PICKER - 1000000
 100 & 1000000 PICKER - 1000000 PICKER - 1000000
 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET.
 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET.
 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET. 100 FEET.

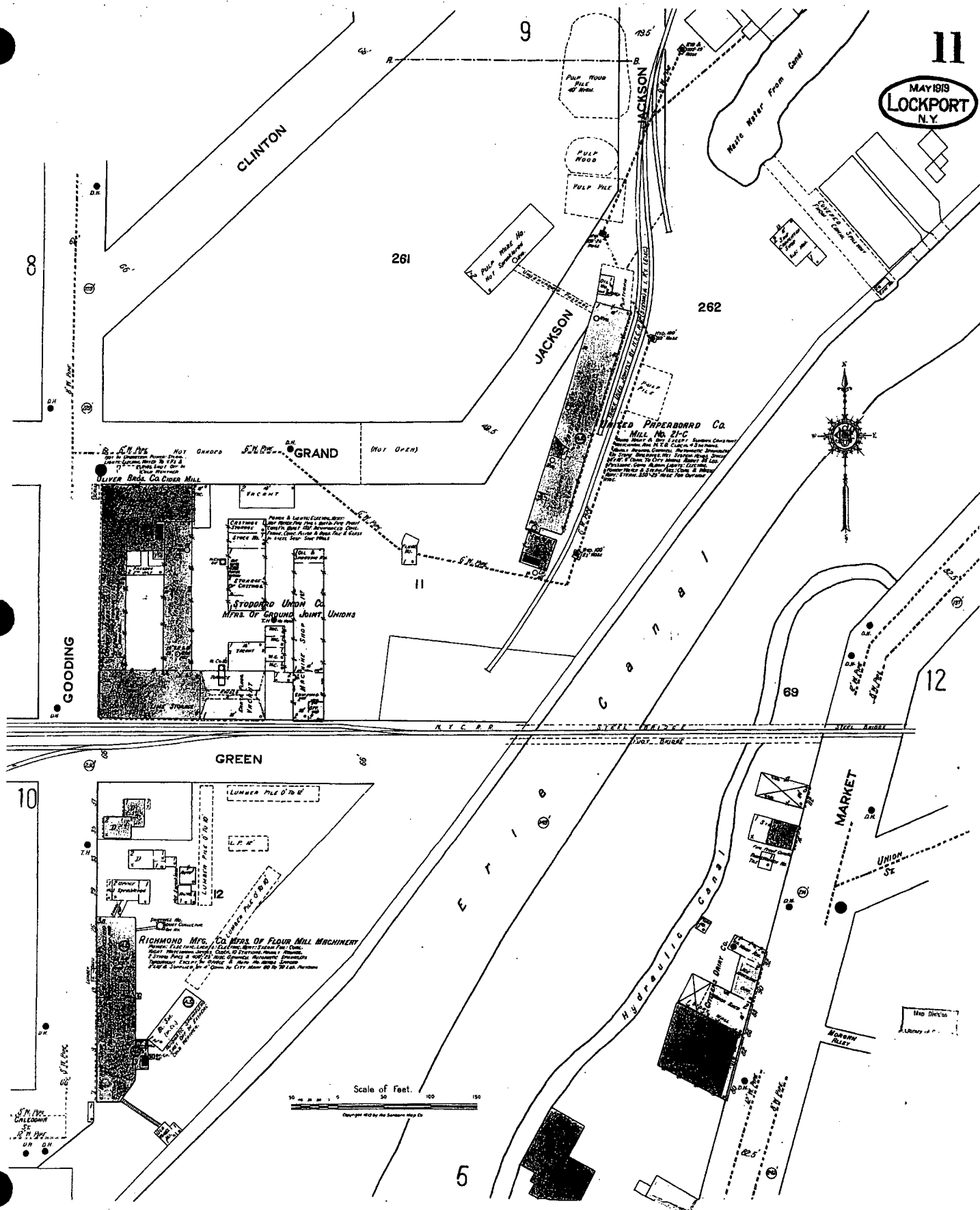
subject property not shown

12

MAY 1919
 LOCKPORT
 N.Y.



subject property not shown



33

10

SEPT. 1914
LOCKPORT
N.Y.

subject property

MARKET

GARDEN

WESTERN BLOCK CO.
BUILT BY THE
LOCKPORT
N.Y.

EMPIRE MFG CO.
BUILT BY THE
LOCKPORT
N.Y.

11

EXCHANGES

GARDEN ST.

Scale of Feet.

UNION

UNION

ANN

MCCOLLUM

11

WASHBURN

CHESTNUT

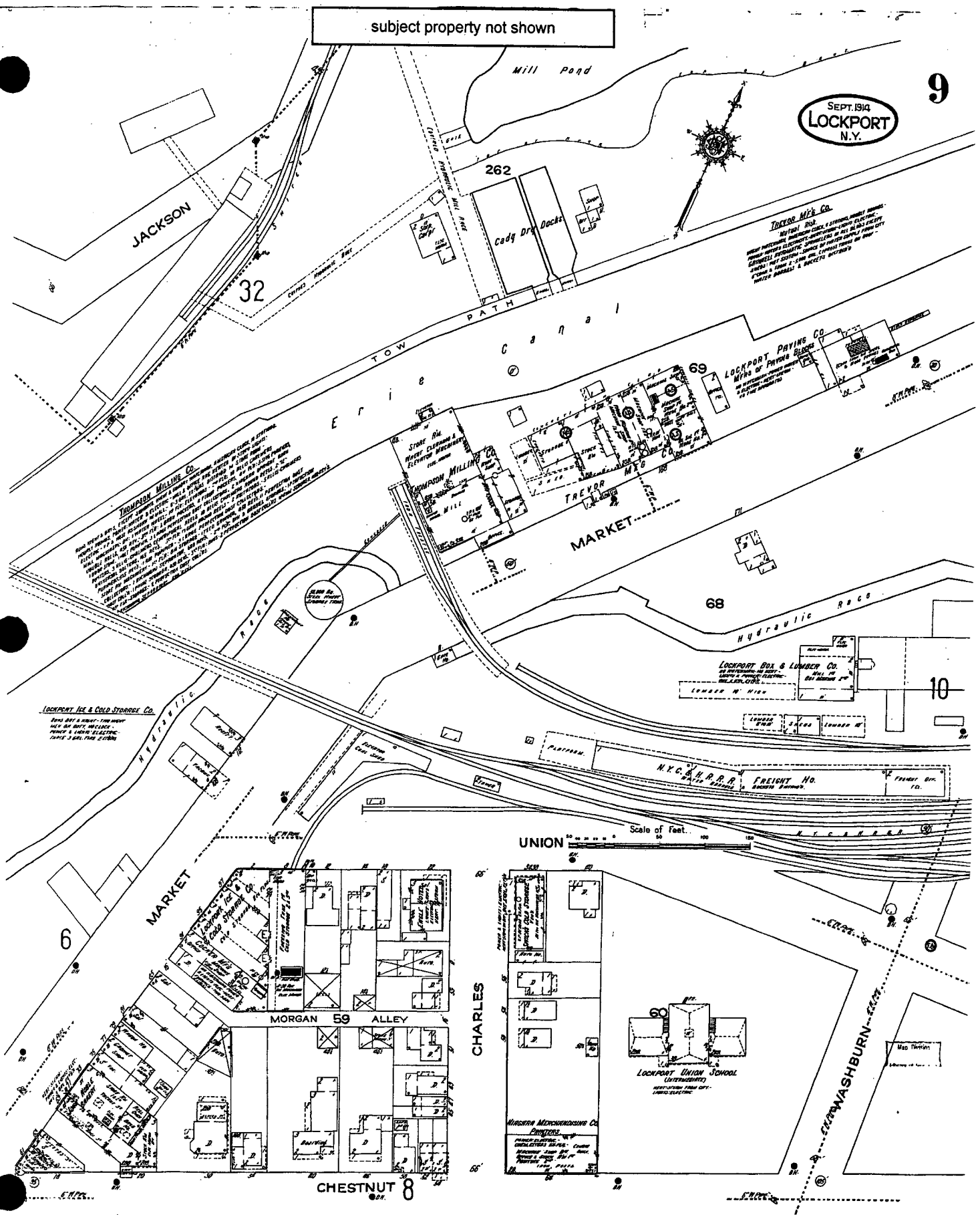
12

1914

subject property not shown

SEPT. 1914
LOCKPORT
N.Y.

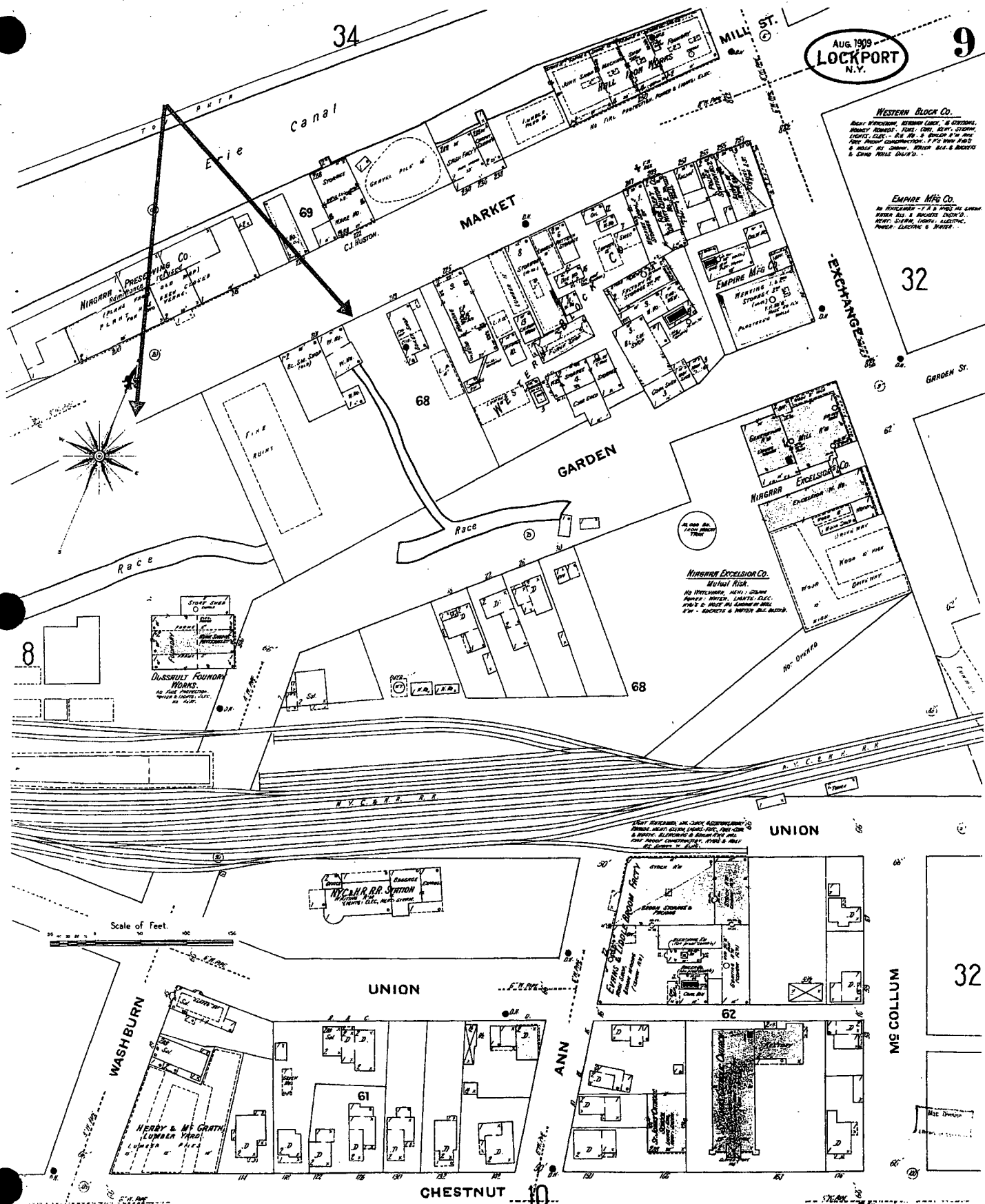
9



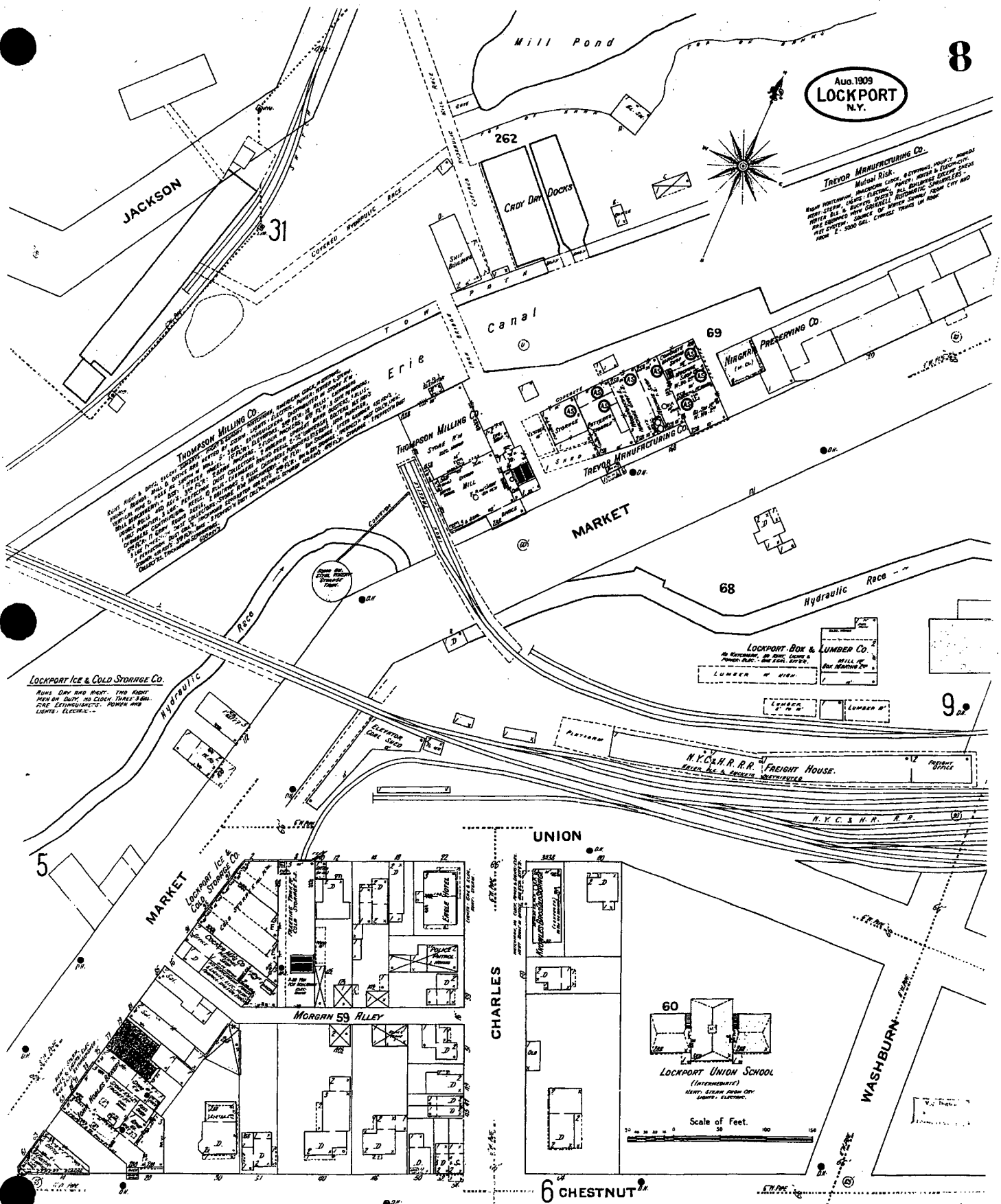
34

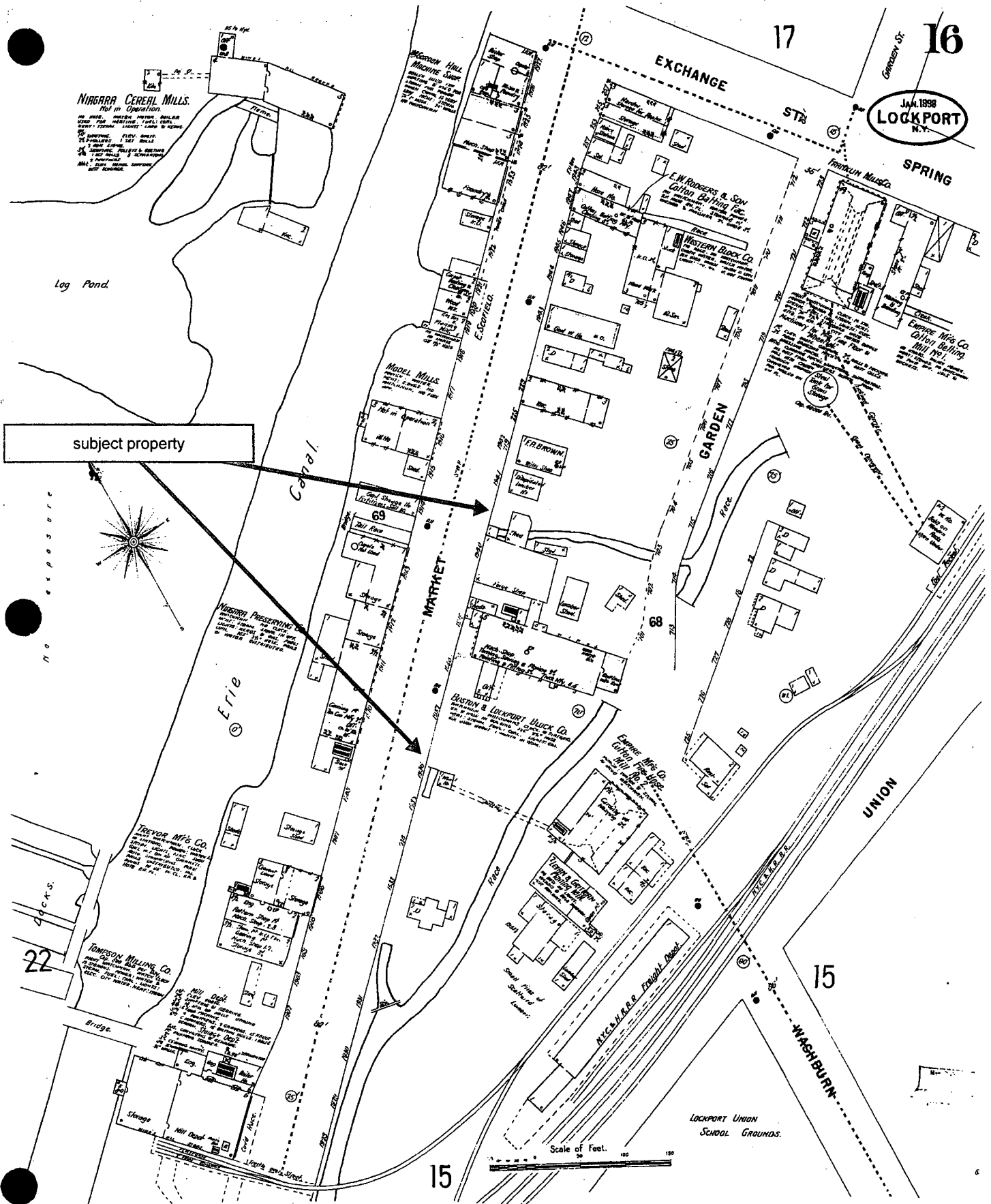
AUG 1909
LOCKPORT
N.Y.

9



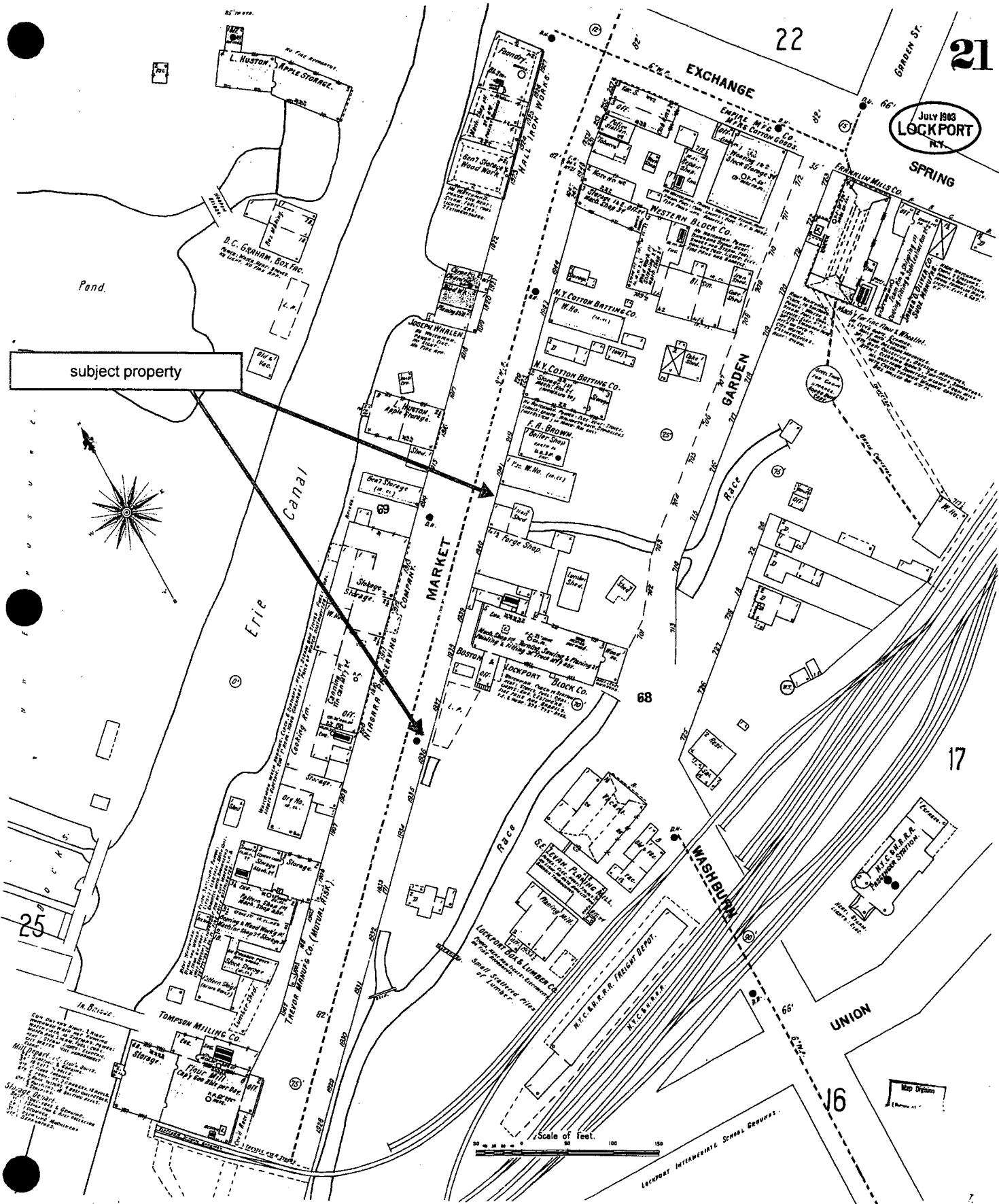
subject property not shown

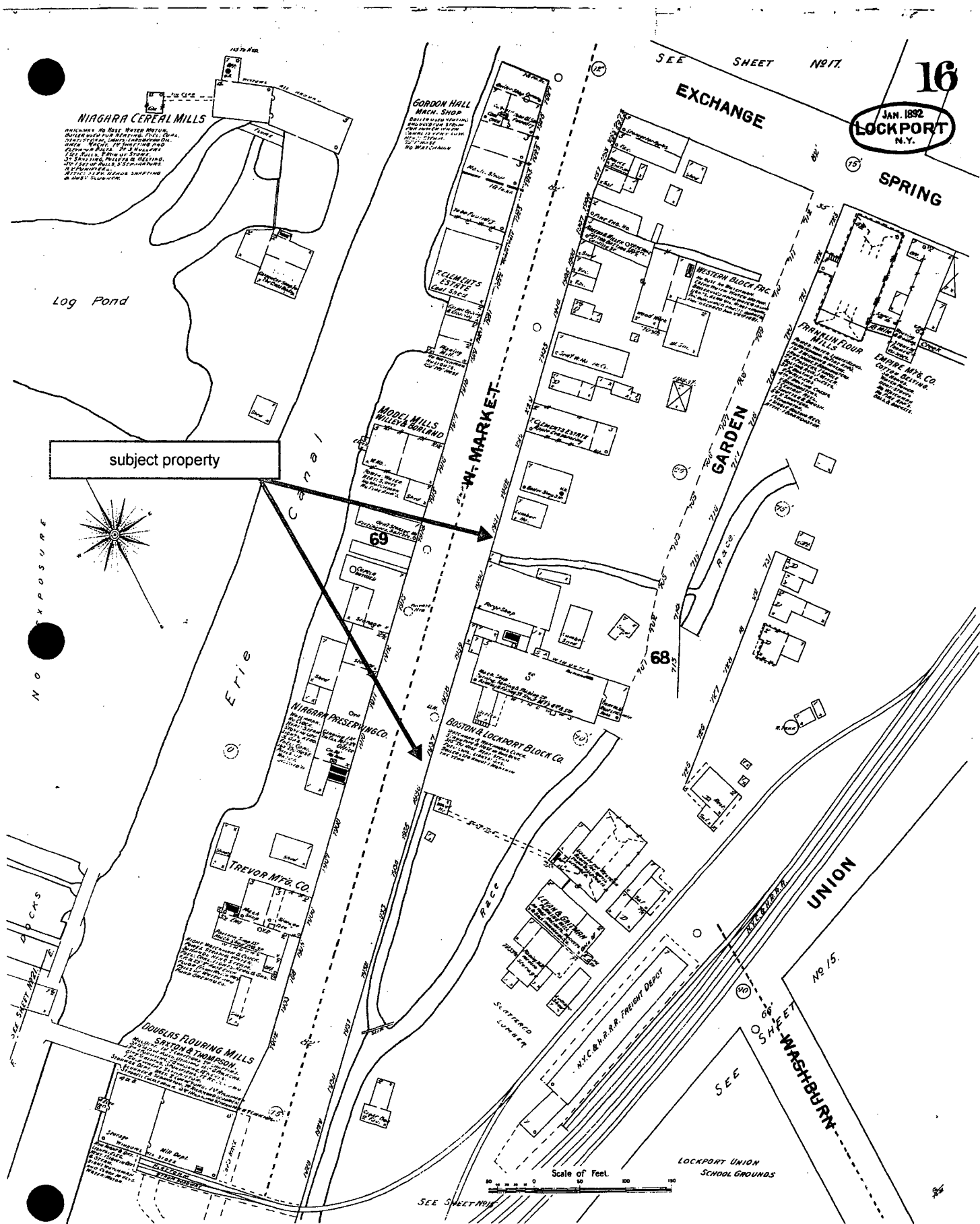




JAN. 1898
LOCKPORT
N.Y.

subject property





16
JAN. 1892
LOCKPORT
N.Y.

subject property

FEB. 1886
LOCKPORT
N.Y.

13

SPRING

EXCHANGE

GARDEN

UNION

WASHBURN

LOCKPORT UNION
SCHOOL GROUNDS.
Scale of Feet.

SEE SHEET NO. 1

4

W. MARKET.

69

68

No. 11

DOUGLAS FLOURING MILLS
SAXTON & THOMPSON

TREVOR &

Shed.

NIAGARA PARK

Office

At the

By

Penitentiary
The New
Savings
Plan
Approved
Attorney

~~CONFIDENTIAL~~

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STAY
LIGHT &
REPT SPO
PAULS OF PA
NO HEMICOR

NOT.



11

F

A hand-drawn sketch map showing a street layout. A vertical line is labeled 'WARE' on the left and 'HOUSE' on the right. A horizontal line intersects this vertical line. A small circle is marked on the vertical line above the intersection. A small '2' is written near the intersection. The map is oriented with the vertical line running north-south.

/

ELEMENTS
CONSIDERED

1985	1986	1987	1988	1989	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053	2054	2055	2056	2057	2058	2059	2060	2061	2062	2063	2064	2065	2066	2067	2068	2069	2070	2071	2072	2073	2074	2075	2076	2077	2078	2079	2080	2081	2082	2083	2084	2085	2086	2087	2088	2089	2090	2091	2092	2093	2094	2095	2096	2097	2098	2099	2100	2101	2102	2103	2104	2105	2106	2107	2108	2109	2110	2111	2112	2113	2114	2115	2116	2117	2118	2119	2120	2121	2122	2123	2124	2125	2126	2127	2128	2129	2130	2131	2132	2133	2134	2135	2136	2137	2138	2139	2140	2141	2142	2143	2144	2145	2146	2147	2148	2149	2150	2151	2152	2153	2154	2155	2156	2157	2158	2159	2160	2161	2162	2163	2164	2165	2166	2167	2168	2169	2170	2171	2172	2173	2174	2175	2176	2177	2178	2179	2180	2181	2182	2183	2184	2185	2186	2187	2188	2189	2190	2191	2192	2193	2194	2195	2196	2197	2198	2199	2200	2201	2202	2203	2204	2205	2206	2207	2208	2209	2210	2211	2212	2213	2214	2215	2216	2217	2218	2219	2220	2221	2222	2223	2224	2225	2226	2227	2228	2229	2230	2231	2232	2233	2234	2235	2236	2237	2238	2239	2240	2241	2242	2243	2244	2245	2246	2247	2248	2249	2250	2251	2252	2253	2254	2255	2256	2257	2258	2259	2260	2261	2262	2263	2264	2265	2266	2267	2268	2269	2270	2271	2272	2273	2274	2275	2276	2277	2278	2279	2280	2281	2282	2283	2284	2285	2286	2287	2288	2289	2290	2291	2292	2293	2294	2295	2296	2297	2298	2299	2300	2301	2302	2303	2304	2305	2306	2307	2308	2309	2310	2311	2312	2313	2314	2315	2316	2317	2318	2319	2320	2321	2322	2323	2324	2325	2326	2327	2328	2329	2330	2331	2332	2333	2334	2335	2336	2337	2338	2339	2340	2341	2342	2343	2344	2345	2346	2347	2348	2349	2350	2351	2352	2353	2354	2355	2356	2357	2358	2359	2360	2361	2362	2363	2364	2365	2366	2367	2368	2369	2370	2371	2372	2373	2374	2375	2376	2377	2378	2379	2380	2381	2382	2383	2384	2385	2386	2387	2388	2389	2390	2391	2392	2393</
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property